

5 Rock Rd., Greenville, S.C. 29615 ALA 970 148 277

HORTON, DRAWDY, HAGINS, WARD & BLAKELY, P.A. 307 PETTIGRU ST., GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE CO. S.C. }
AND SPARTANBURG CO. S.C. }

MORTGAGE OF REAL ESTATE RECORDED

TO ALL WHOM THESE PRESENTS MAY CONCERN

16 12 AM '80
DONNIE S. TANKERSLEY
R.M.C.

R.M.C.
SPARTANBURG, S.C.

WHEREAS, ELLISON D. SMITH, III and LOUISE SMITH

(hereinafter referred to as Mortgagor) is well and truly indebted unto LOUISE COKER SMITH, as Trustee for LOUISE SMITH, ELLISON DURANT SMITH, LAURA GUNTON DOUGLAS SMITH and ADELIA TUCK COKER SMITH, under trust agreements dated November 17, 1970, her successors and assigns forever

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of One Hundred Forty Thousand Seven Hundred Eighty and no/100

Donnie S. Tankersley R.M.C.
Dollars (\$140,780.00) due and payable

with interest as provided in a note of even date herewith

PAID and satisfied in full this 7th day of June 1981
Louise Coker Smith
as trustee

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagee in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

ALL that piece, parcel or tract of land, together with buildings and improvements thereon situate, lying and being in the Counties of Greenville and Spartanburg, State of South Carolina, containing 24.75 acres, more or less, and being shown on a plat entitled "Property of Ellison D. Smith, III and Louise C. Smith" prepared by Tri-State Surveyors dated December 27, 1973, and revised August 8, 1980, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point in Greenville County on Rock Road at the joint corner of a 13.36-acre tract owned by the Mortgagors herein, and thence N. 6-54 E. 1,856.8 feet to a point in the center of the Enoree River; thence crossing said river into Spartanburg County, N. 5-46 E. 305.1 feet to a point on the line of property, now or formerly of J. M. Satterfield; thence along said line S. 76-45 E. 104.3 feet; S. 76-47 E. 105 feet; S. 76-42 E. 186.9 feet; N. 86-12 E. 84.8 feet; S. 36-04 E. 177.6 feet; thence S. 10-34 W. (again crossing the Enoree River into Greenville County) 1,583.9 feet to a point; thence S. 48-20 W. 594.6 feet to a point in Rock Road; then crossing Rock Road S. 20-00 W. 194.5 feet to a point on the line of property, now or formerly of J. Harvey Cleveland, et al; thence N. 85-23 W. 103.7 feet to an iron pin; thence N. 20-00 E. 222 feet to a point in Rock Road, the beginning corner.

This is a portion of the property conveyed to the Grantors herein by deed of Bessie H. De Camps, et al dated January 8, 1974, and recorded in the RMC Office for Greenville County on January 31, 1974, in Deed Book 993, at page 197, and recorded in the RMC Office for Spartanburg County on _____, 1974, in Deed Book _____ at page _____. The within mortgage is subordinate and inferior in rank to a certain mortgage heretofore granted to First Federal Savings and Loan Association of Greenville by the Mortgagors herein dated January 26, 1978, and recorded on January 26, 1978, in the RMC Office for Greenville County in Mortgage Book 1421 at page 846 and in the original sum of \$110,000.00.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all such fixtures

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