MORTGAGE OF REAL ESTATE - Law Offices of Thomas C. Brissey, P. A.,
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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE

7 12 24 PT TO ALL WHOM THESE PRESENTS MAY CONCERN:

GINNIE S. TANKERSLEY R. H. C.

WHEREAS, John W. Vest

(hereinafter referred to as Mortgagor) is well and truly indebted unto Sue Bailey Myers

at the rate of \$151.90 on principal plus interest at the rate of 8% on the declining unpaid balance payable monthly. The first payment of principal and interest shall be due on October 1, 1977. The Mortgagor shall have the right to prepay at any time without penalty. Balance due

and payable in full five (5) years from date.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagore 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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the northwestern side of Raeford Lane, shown on a plat recorded in the R. M. C. Office for Greenville County in Plat Book VVV at Page 185 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint corner of Property of C. W. Schwaim and the lot herein described, and running thence with the line of said lot N. 22-45 E. 168.5 feet to an iron pin in the line of property now or formerly owned by Nalley Commercial Properties, Inc.; thence with line of said property S. 67-15 E. 131.4 feet to nail cap at theintersection of said property and Raeford Lane; thence with the northwestern side of said Lane S. 51-52 W. 192.3 feet to pin; thence N. 67-48 W. 38 feet to the point of beginning.

This is the same property as that conveyed to the Mortgagor by deed of Sue Bailey Myers dated September 26, 1977, and recorded in the R. M. C. Office for Greenville County in Deed Book 1028 at Page 452 on September 27%, 1977.

The mailing address of the Mortgagee herein is P. O. Box 342, Travelers Rest, South Carolina 29690.

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Tagether with all and singular rights, members, hereditiments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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 and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises heareinables described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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