

MORTGAGEE'S ADDRESS: c/o Kerr-Renfrew Finishing, Highway 276, Travelers Rest, S. C. 29690
MORTGAGE OF REAL ESTATE-Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

10-20-79
ASHLEY

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

11,000.00

WHEREAS, BOBBY RAY WHITE and RUTH M. WHITE

(hereinafter referred to as Mortgagor) is well and truly indebted unto ALLIED PRODUCTS CORPORATION,

(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

-----ELEVEN THOUSAND and no/100-----Dollars (\$11,000.00) due and payable

in full on the 26th day of April, 1980,

with interest thereon from date hereof at the rate of eleven(11)per centum per annum, to be paid April 26, 1980.

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 Mortgagor 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, the Mortgagee's heirs, 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 southern side of Ashley Court, being shown and designated as Lots 10 and 11 on Plat of Ashley Acres recorded in the R.M.C. Office of Greenville County in Plat Book 6-H, at page 25, and having when described together as one parcel, the following metes and bounds according to said plat and according to a more recent plat entitled "Property of Bobby Ray White and Ruth M. White" dated October 25, 1979 by Freeland & Associates:

BEGINNING at an iron pin on the southern side of Ashley Court at the joint front corner of Lots 12 and 11 and running thence with the right of way of Ashley Court, N. 55-49 E. 79.4 feet to a point; thence N. 70-02 E. 197.8 feet to the joint front corner of Lots 11 and 10; thence continuing with Ashley Court, S. 87-17 E. 101.88 feet to a point; thence S. 62-18 E. 114.76 feet to a point; thence with the curve of the cul-de-sac of Ashley Court, the Chord of which is S. 56-49 E. 54.1 feet to a point; thence continuing with the curve of said cul-de-sac, the chord of which is S. 89-35 E. 76.6 feet to a point at the joint front corner of Lots 10 and 9; thence with the joint line of said lots, S. 49-35 E. 175 feet to an iron pin; thence S. 58-47 W. 395.0 feet to an iron pin at the joint rear corner of Lots 10 and 11; thence continuing S. 58-47 W. 110.9 feet to an iron pin at the joint rear corner of Lots 11 and 12; thence with the joint line of said Lots 11 and 12, N. 38-22 W. 448.5 feet to an iron pin on the southern side of Ashley Court, being the Point of Beginning.

BEING the same property conveyed to the Mortgagors herein by Deed of J. C. Cox dated October 26, 1979, to be recorded herewith.

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Together with all and singular rights, members, hereditaments, 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 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 hereinabove 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 Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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