

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Nov 26 12 00 PM '79

MORTGAGE OF REAL ESTATE

DONNIE E. TANKERSLEY BY ALL WHOM THESE PRESENTS MAY CONCERN:
R.M.C.

WHEREAS, Leland E. Anderson and Wynema B. Anderson

(hereinafter referred to as Mortgagor) is well and truly indebted unto James C. Burdette

(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 **Thirteen Thousand Five Hundred and no/100**-----

-----Dollars (\$ 13,500.00) due and payable

in consecutive monthly installments of Two Hundred and no/100 (\$200.00) Dollars, commencing December 1, 1979, for a period of ten (10) years,

with interest thereon from said date at the rate of 9% per centum per annum, to be paid: monthly

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, its successors and assigns:

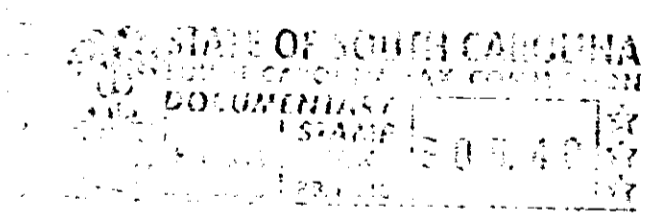
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of **GREENVILLE**

ALL that piece, parcel or lot of land situate, lying and being in the City and County of Greenville, State of South Carolina on the south side of Watts Avenue and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Watts Avenue, which iron pin is 285 feet in an easterly direction from the southeastern corner of the intersection of Watts and Jones Avenues and running thence along the south side of Watts Avenue S.89-08 E. 65 feet to a point; thence S.0-55 W. 202 feet to a point; thence N.89-08 W. 65 feet to a point; thence N.1-18 E. 202 feet to the point of beginning.

This property is conveyed subject to all restrictions, easements, and zoning ordinances of record or on the ground affecting said property.

This being the same property conveyed to the mortgagors by deed from Susan W. Huffman dated November 21, 1979, to be recorded herewith.



James C. Burdette
2613 Augusta Road
Greenville, South Carolina 29605

GCTO --- 1 NC26 79 245

4.00CT

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.

04270

4328 RV-2