

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

JUL 21 9 03 PM '84

WHEREAS, KENNETH B. JENKINS AND JANICE C. JENKINS

(hereinafter referred to as Mortgagor) is well and truly indebted unto HORTENSE H. STONE

(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 THIRTY-NINE THOUSAND, FIVE HUNDRED, TWENTY AND NO/100----- Dollars (\$ 39,520.00---) due and payable

in seven (7) annual equal payments of principal plus accrued interest on the outstanding balance at 10% per annum. Payments begin March 1, 1985 and are in default 30 days thereafter. Payments are to be made on March 1st of each year.

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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:

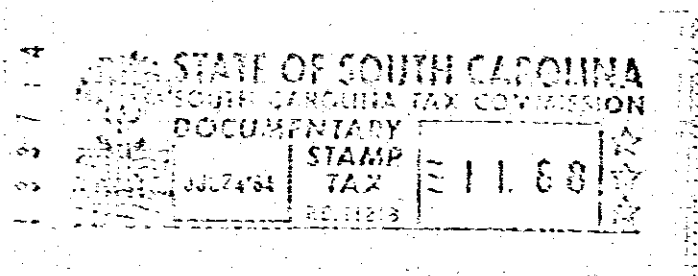
"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville: All those tracts of land shown on Plat of Property of Howard A. Stone, designated as "38.0 acres" and "Anthony 1.35 acres" on plat recorded in Plat Book 3P, Page 179, in Greenville County RMC Office; LESS, however, that 1.75 acres, total, previously conveyed to Greer Commission of Public Works, leaving a total acreage of approximately 37.6 acres.

DERIVATION: See Estate of Howard A. Stone, Greenville County Probate Apt. 1663, File 21, 11-21-80.

BB#0643.63-01-019.01

Mortgagee's Address: 6 Coachman Lane, Tryon, N.C. 28782

Mortgagors retain the right to prepay this loan in full or in part at any time without penalty.



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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 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 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

