

Mortgagee's Address: Route 7, Cely Road, Easley, S. C., 29640

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE BOOK

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, CARL GIBSON, JR. AND RICKEY DALE GIBSON, SR.,

(hereinafter referred to as Mortgagor) is well and truly indebted unto
BOBBIE JEAN C. GENTRY,

(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

--Fifty Four Thousand Three Hundred & No/100 ----- Dollars (\$54,300.00) due and payable \$800.00 per month commencing on the 1st day of July, 1981, and continuing on like day of each month thereafter for a total of 35 months, with the balance being due on the 36th month

with interest thereon from date at the rate of 6 1/2% 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, Fairview Township, District No. 299, with the following metes and bounds, according to a plat made by W. M. Nash, Surveyor, on the 26th day of November, 1945, to-wit:

BEGINNING at a point in the center of the right of way of the C & W Greenville Railroad, in the center of a country dirt road, which point is also in the line of property of S. C. Gault, running along center of said road N. 61 1/2 E. 403 feet to an iron pin in center of said road and in line of property of S. C. Gault; thence N. 28-50 W. 249.7 feet along property of D. D. Owens, now James Owens, to an iron pin; thence S. 49-50 W. 438 feet to a point in center of the right of way of the C & W C Railroad; thence along center of said right of way S. 50-34 E. 148 feet to the point of beginning, and bounded by S. C. Gault, James Owens, Johnnie Mae Culbertson, and C & W C Railway Right of Way.

ALSO: ALL that piece, parcel or lot of land lying, being and situate in the County and State aforesaid, Fairview Township, School District No. 130, with the following metes and bounds, to-wit:

BEGINNING at an iron pin on line of land of James R. Owens and running thence with the joint line of land with the said James R. Owens S. 44-25 W. 330 feet to a point in the center of the C & W C Railroad tracks; thence with the center of said railroad tracks S. 57 7/8 E. 120 feet to a point; thence N. 49 1/2 E. 268 feet to an iron pin on line of land formerly belonging to Napier and joint corner with land of James R. Owens; thence with the joint line of the said James R. Owens N. 37 W. 148 feet to an iron pin, the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of the Mortgagee herein dated June 11, 1981, and to be recorded of even date herewith.

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STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP TAX
JUN 21 1981

Witness
Donnie S. Tankersley
39512
JUN 14 4 09 PM '84
GREENVILLE CO. S.C.
DONNIE S. TANKERSLEY
R.M.C.

Edward Rubin
JUN 14 1984
Satisfied and paid in full this the 14th day of June, 1984.
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6002
A1

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 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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