

*D-141 Betha Baptist Home  
Dorchester S.C. 29532  
BOOK 1590 PAGE 959*

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE  
JAN 5 9 54 AM '83 TO ALL WHOM THESE PRESENTS MAY CONCERN;

DONNIE STANFERSLEY  
R.M.C.

WHEREAS, JOHN A. HESSER, III

(hereinafter referred to as Mortgagor) is well and truly indebted unto GWEN D. HIPP

(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 Eighteen Thousand One Hundred and No/100

Dollars (\$ 18,100.00 ) due and payable

according to the terms of the Note of even date executed simultaneously herewith.

with interest thereon from date at the rate of eleven 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:

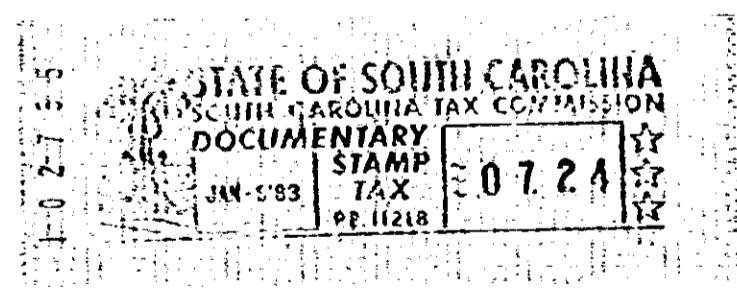
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 certain piece, parcel or unit situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit No. 11-K of Town Park of Greenville, S.C., Horizontal Property Regime as is more fully described in Master Deed dated June 5, 1970, and recorded in the R.M.C. Office for Greenville County in Deed Book 891 at Page 243, as amended by Amendment to Master Deed recorded in the R.M.C. Office for Greenville County on July 15, 1971, in Deed Book 920 at Page 305, and survey and plot plans recorded in Plat Book 4-G at Pages 173, 175 and 177.

This is the identical property conveyed to the Mortgagor herein by the Mortgagee herein by deed of even date to be recorded simultaneously herewith. *Jan. 3, 1983.*

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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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