

U.S.C.

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JUN 26 AM '80

FINANCIAL RECORDS 1508 PAGE 7

DONNIE S. JANKERSLEY

THIS MORTGAGE DEED, Executed the 25th day of June A.D. 1980 by James L. Bass and Vivian L. Bass

hereinafter called the Mortgagee S which term shall include the heirs, legal representatives, successors and assigns of the said MortgageeS wherever the context so requires or admits, to Gulf Equities, Inc.

hereinafter called the Mortgagee, which term shall include the heirs, legal representatives, successors and assigns of the said Mortgagee wherever the context so requires or admits.

WITNESSETH: That for divers good and valuable considerations, and also in consideration of the aggregate sum named in the promissory note... of even date herewith hereinafter described, the said MortgageeS do hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the said Mortgagee, its heirs, successors and assigns, all the certain piece, parcel or tract of land, of which the said Mortgagee S now seized and possessed and in actual possession, situate in the county of Greenville and State of South Carolina described as follows:

All that piece, parcel, or lot of land, situate, lying, and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 52, on a plat of Map No. One, Section Two, Sugar Creek, which plat is of record in the RMC Office for Greenville County, in Plat Book "7 C", at Page 68.

This being the same property conveyed to the Mortgagors herein by Deed of Cothran and Darby, of even date and to be recorded herewith in the RMC Office for Greenville County.

Mortgagee's address: 14th Floor, Gulf Life Tower, Jacksonville, Fla. 32207

Witness: *Latella Ray*
Witness: *Landia A. Simmons*
GULF EQUITIES, INC., a Florida corporation.
By: *Albert D. Toole, III* President
1981
LEATHERWOOD, WALKER, TODD & MANNING

FULLY PAID AND SATISFIED THIS 17th day of February, 1982.
Robert L. Collins
Robert L. Collins-Secretary
LEATHERWOOD, WALKER, TODD & MANNING

RECORDED
FEB 25 1982
R.M.C.

FEB 25 2 49 PM '82
DONNIE S. JANKERSLEY
R.M.C.

TO HAVE AND TO HOLD the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof and also all the estate, right, title, interest, property, possession, claim and demand whatsoever as well in law as in equity of the said Mortgagee in and to the same and every part and parcel thereof unto the said Mortgagee and its heirs, successors and assigns, in fee simple.

And said Mortgagee S for themselves and their heirs, legal representatives, successors and assigns hereby covenant with said Mortgagee S its heirs, legal representatives, successors and assigns that said Mortgagee S indefeasibly seized of said land in fee simple, that the said Mortgagee S full power and lawful right to convey the same in fee simple as aforesaid, that it shall be lawful for said Mortgagee S its heirs, legal representatives, successors and assigns, at all times peaceably and quietly to enter upon, hold, occupy and enjoy said land and every part thereof, that said land is free from all incumbrances, that said Mortgagee S their heirs, legal representatives, successors and assigns, will make such further assurances to perfect the fee simple title to said land in said Mortgagee S its heirs, legal representatives, successors and assigns, as may reasonably be required, and that said Mortgagee do hereby fully warrant the title to said land and every part thereof and will defend the same against the lawful claims of all persons whomsoever.

PROVIDED ALWAYS, That if said MortgageeS shall pay unto the said Mortgagee the certain promissory note of which the following in words and figures true copy to-wit: \$73,600.00 together with interest at the rate of 9-5/8%, repaid in the amount of \$625.60 each month for 360 months beginning July 1, 1980.

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