

MORTGAGE OF REAL ESTATE

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STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
GREENVILLE CO. S.C.
OCT 29 11 53 AM '80
DONNIE STANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE

BOOK 1522 PAGE 472

BOOK 82 PAGE 396

WHEREAS Chet Smith Pontiac, Inc. by Chester A. Smith, III-President and Martin L. Hancock, Jr.-Vice President
(hereinafter referred to as Mortgagor) is well and truly indebted unto Enos O. Bishop and Genevieve Bishop

(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 Two Hundred Seventy Three Thousand, Five Hundred and no/100

Dollars (\$273,500.00) due and payable
in nine (9) equal annual installments of \$ 29,012.67 each, to be applied first to interest on the unpaid balance and then to principal. Each of the said installments specified herein shall be due and payable on the anniversary date of this mortgage with the first installment due October 29, 1981. Payment in full (balloon payment) in the amount of

BEGINNING at an iron pin on the western side of Laurens Road, said pin being approximately 1260 feet from the intersection of Laurens Road and Woodruff Road, running thence S. 22-15-30 E. 264.9 feet to an iron pin; thence S. 46-26-32 W. 441.02 feet to an iron pin; thence S. 46-30-50 W. 223.74 feet to an iron pin; thence N. 62-17-07 W. 245.44 feet to an iron pin; thence N. 45-29-22 E. 839.1 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the mortgagor herein by the mortgagees herein by deed as recorded in Deed Book 1136 at Page 355, in the RMC Office for Greenville County, S.C., on October 29, 1980.

14851

** Mortgagor reserves the option to prepay the balance owing hereon after January 15, 1981 without penalty.

WITNESSES:

Curtis Elmore

Enos O. Bishop
Genevieve Bishop

GENEVEVE BISHOP

ENOS O. BISHOP

DONNIE STANKERSLEY
R.H.C.
RECEIVED THIS 4TH DAY
OF NOVEMBER, 1983.

FILED
GREENVILLE CO. S.C.
NOV 4 12 52 PM '83

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
STAMP
100.10

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appurtenant to the same, 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 Mortgagee 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.