

Broadus Avenue, Greenville, South Carolina

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STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE

FEB 18 4 10 PM '77 TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY  
R.M.C.

WHEREAS, JAMES P. BACON AND BETTY B. BACON

(hereinafter referred to as Mortgagor) is well and truly indebted unto COMMUNITY BANK

(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

THREE THOUSAND ONE HUNDRED THIRTY-EIGHT AND 84/100 Dollars (\$ 3,138.84 ) due and payable  
In Thirty-Six (36) equal monthly installments of Eighty-Seven and 19/100  
(\$87.19) Dollars beginning on the 22nd day of March, 1977 and continuing  
until paid in full.

with interest thereon from February 18, 1977 the rate of 7% ADD-ON per centum per annum, to be paid: AS SET OUT  
ABOVE.

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:

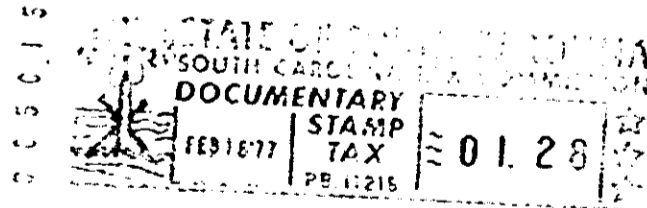
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of GREENVILLE

ALL that piece, parcel or lot of land in Gantt Township, Greenville County, State of South Carolina, about five miles south of Greenville Courthouse east of the Augusta Road, being known and designated as Lot Number Eleven (11) on north side of Eastview Drive on plat and survey of subdivision known as "Clearview Heights" made by M. H. Woodward, R. E., Dec. 1945, recorded in the R.M.C. office for Greenville County in Plat Book "P" at page 1, and, according to said plat, having the following metes and bounds, to-wit:

BEGINNING at a point on north side of Eastview Drive, joint front corner with Lot No. 10, and running thence N. 18-04 W. 222.4 feet along eastern line of Lot No. 10, to point; thence 68-18 E. 86.4 feet to point, joint rear corner with Lot No. 12; thence S. 18-04 E. 228.1 feet along western line of Lot No. 12, to point on north side of Eastview Drive; thence S. 71-56 W. 86.2 feet along north side of Eastview Drive to point of beginning.

Derivation: Deed Book 1018, Page 566 - James R. Singleton, Jr. et. al  
5/20/1975

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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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