

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
CO. S. O.  
SEP 8 3 38 PM '81  
DONNIE G. TANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagee's Address: P. O. Box 6807  
Greenville, S.C.

WHEREAS, Dorothy C. Bailey

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Bank, Greenville, South Carolina

(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 Thousand and 00/100

Dollars (\$ 50,000.00 ) due and payable

as provided in said note

with interest thereon from date at the rate of 16.22% annual percentage rate per terms of note

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, in Butler Township, being shown and designated as Lot 51 on Sheet 4 of Huntington recorded in Plat Book WW at page 26 and being more particularly described according to metes and bounds as follows:

BEGINNING at an iron pin on the northern side of Raven Road at the joint front corner of Lots 51 & 52 and running thence with Lot 52, N 12-51 W 369 feet to pin; thence with line of Lot 49, N 89-04 E 192 feet to pin at corner of Lot 50; thence with line of Lot 50, S 21-47 E 377.39 feet to pin on Raven Road; thence with Raven Road, S 84-41 W 125 feet to the point of beginning. Said premises being the same conveyed to the mortgagor by deed recorded in Deed Book 850 at page 99, H.C. Harper, Aug 8, 1968.

This mortgage is second and junior in lien to that mortgage given to Fidelity Federal Savings & Loan Association, Greenville, South Carolina, dated July 15, 1969, recorded July 16, 1969, in the R.M.C. Office for Greenville County, South Carolina, in Real Estate Mortgage Book 1131 at Page 447, in the original amount of Forty Five Thousand and 00/100 (\$45,000.00) Dollars.

DOCUMENTARY  
STAMP  
\$ 20.00

400 9 000  
35611801

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 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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