

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE, S.C.  
JUN 10 1984  
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R.M.C.

VOL 1547 PAGE 244

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Ricky Dale Honeycutt and Kathy Lynn Honeycutt

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Bank  
416 E. North Street  
Greenville, S.C. 29601

(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 Five Thousand Two Hundred Fifty and no/100

Dollars (\$ 5,250.00 ) due and payable

with interest thereon from date at the rate of 15½ per centum per annum, to be paid:

as per the terms of said 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:

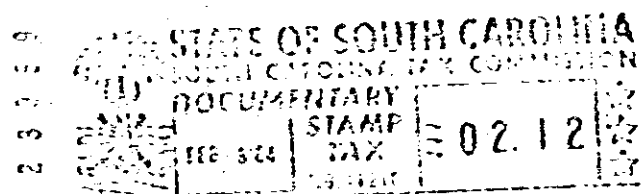
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lots Nos. 88 and 89 on a plat entitled "Avalon Estates", prepared by Dalton and Neves Engineering Co., dated June, 1948, recorded in the RMC Office for Greenville County in Plat Book S at Page 89, reference to which is craved for a metes and bounds description.

This is that property conveyed to Mortgagor by deed of Marion M. Fore, Jr., individually and as Administrator and Caroline F. Poon as recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1197 at Page 31.

This is a second mortgage junior to that of South Carolina Federal Savings and Loan Association recorded in the RMC Office for Greenville County, South Carolina, October 21, 1983 in Mortgage Book 1631 at Page 703 in the original amount of \$32,000.00



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.