

Post Office Box 6807, Greenville, South Carolina 29606

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MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: W. LYNN SMITH and

MARGARET E. SMITH

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the 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

Twenty-five thousand and No/100ths----- DOLLARS (\$25,000.00),

with interest thereon from date at the rate of 10% per centum per annum, said principal and interest to be repaid:

Twenty-five thousand(\$25,000.00) Dollars Principal due at the end of one year, with interest to be computed and paid quarterly at the rate of 10%, commencing 90 days from date and a like payment being due on the same date of each quarter thereafter.

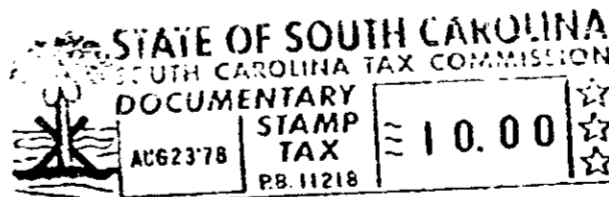
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, City of Greenville, on the eastern side of Fairview Avenue.

BEGINNING at an iron pin on Fairview Avenue, said iron pin located 65.0 feet in the northerly direction from the northeast corner of Fairview Avenue and Victory Avenue intersection; thence from said iron pin N. 3-33 E. 65.0 feet to an iron pin; thence S. 65-0 E. 150.0 feet to an iron pin; thence S. 3-33 W. 65.0 feet to an iron pin; thence N. 85-0 W. 150.0 feet to the point of beginning.

DERIVATION: This being the same property conveyed to the mortgagors by Thelma E. Parker and Robbie Joe Parker by deed dated February 28, 1973, in Deed Book 968 at Page 535 and recorded February 28, 1978 in the RMC Office for the County of Greenville.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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