

FILED
GREENVILLE CO. S. C.

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DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

(Participation)

This mortgage made and entered into this 3rd day of April, 1979, by and between GEORGE V. & MARY E. MAPPIN (hereinafter referred to as mortgagor) and BANK OF GREER

(hereinafter referred to as mortgagee), who maintains an office and place of business at 601 North Main Street, Greer, South Carolina 29651

WITNESSETH, that for the consideration hereinafter stated, receipt of which is hereby acknowledged, the mortgagor does hereby mortgage, sell, grant, assign, and convey unto the mortgagee, his successors and assigns, all of the following described property situated and being in the County of Greenville State of South Carolina,

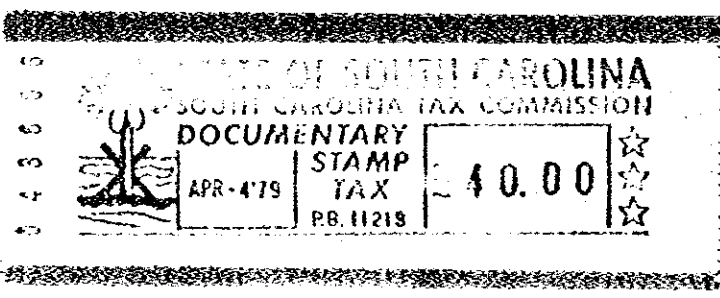
All those certain pieces, parcels or lots of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot Nos. 16 and 17 on a plat entitled "Subdivision for Columbia Investment Co." made by Piedmont Engineers & Architects dated July 9, 1965, and recorded in the R. M. C. Office for Greenville County in Plat Book KKK at Page 73 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots 16 and 18 running thence along the line of Lot No. 18 and unnamed property N. 36-52 W. 200 feet to an iron pin; thence N. 59-09 E. 150 feet to an iron pin on the southwestern side of St. Marks Road; thence with the southwestern side of St. Marks Road S. 36-52 E. 200 feet to an iron pin at the northwest intersection of Jonquil Lane and St. Marks Road; thence along Jonquil Lane S. 59-09 W. 150 feet to the point of beginning.

Lot No. 16 was conveyed to the grantor herein by deed of W. N. Leslie, Inc. dated June 3, 1968, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 845 at Page 432.

Lot No. 17 was conveyed to the grantor herein by deed of W. N. Leslie, Inc. dated June 10, 1970, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 891 at Page 631.

The above description is taken verbatim from deed to George V. and Mary E. Mappin. The above-described property was conveyed to mortgagors by deed of Harry O. Yearick recorded August 21, 1972, in Greenville County R.M.C. Office in Deed Book 952, Page 432.



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Together with and including all buildings, all fixtures including but not limited to all plumbing, heating, lighting, ventilating, refrigerating, incinerating, air conditioning apparatus, and elevators (the mortgagor hereby declaring that it is intended that the items herein enumerated shall be deemed to have been permanently installed as part of the realty), and all improvements now or hereafter existing thereon; the hereditaments and appurtenances and all other rights thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, all rights of redemption, and the rents, issues, and profits of the above described property (provided, however, that the mortgagor shall be entitled to the possession of said property and to collect and retain the rents, issues, and profits until default hereunder). To have and to hold the same unto the mortgagee and the successors in interest of the mortgagee forever in fee simple or such other estate, if any, as is stated herein.

The mortgagor covenants that he is lawfully seized and possessed of and has the right to sell and convey said property; that the same is free from all encumbrances except as hereinabove recited; and that he hereby binds himself and his successors in interest to warrant and defend the title aforesaid thereto and every part thereof against the claims of all persons whomsoever.

This instrument is given to secure the payment of a promissory note dated April 3, 1979, in the principal sum of \$ 100,000.00, signed by Mary E. Mappin and George V. Mappin in behalf of Bank of Greer in behalf of Mappin & Associates, Inc., P.O. Box 722, Taylors, Greer, S. C. 29651 South Carolina 29687

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