

MORTGAGE OF REAL ESTATE - BRISSEY, LATHAN, FAYSSOUX, SMITH & BARBARE, P.A.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE

VOL 1467 PAGE 750

MAY 25 3 26 PM '79 ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY  
R.M.C.

WHEREAS, Gregory D. Terrell and Mary K. Terrell

(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 Four Thousand Nine Hundred Four and 63/100

Dollars (\$ 4,904.63 ) due and payable as provided for in Promissory Note executed of even date herewith, together with interest as provided for in said Promissory Note.

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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, being known and designated as Lot No. 8 on plat of Property of Julia D. Charles recorded in the RMC Office for Greenville County in Plat Book C at Page 107 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

THIS is the same property as that conveyed to the Mortgagors herein by deed from Steven L. Butler and Ricka A. Butler recorded in the RMC Office for Greenville County on May 25, 1979.

THIS is a second mortgage subject to that certain first mortgage to Collateral Investment Company recorded in the RMC Office for Greenville County in Mortgage Book 1392 at Page 475 on March 25, 1977, in the original amount of \$17,400.00 and having a present balance of \$16,903.13.

ALSO: ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, at the southeastern corner of the intersection of Ivydale Drive (formerly Churchill Avenue) and Flint Street and being known and designated as Lot No. 121 on a plat of PIEDMONT ESTATES recorded in the RMC Office for Greenville County in Plat Book KK at Page 45 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

THIS is the same property as that conveyed to the Mortgagors herein by deed from William A. Todoruk recorded in the RMC Office for Greenville County in Deed Book 1093 at Page 887 on December 18, 1978.

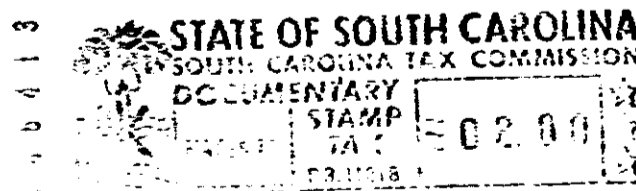
THIS is a second mortgage subject to that certain first mortgage to NCNB Mortgage South, Inc. recorded in the RMC Office for Greenville County in Mortgage Book 1453 at Page 162 on December 18, 1978, in the original amount of \$18,800.00 and having a present balance of \$18,700.00, approximately.

The mailing address of the Mortgagee herein is P.O. Box 6526, Station B, Greenville, South Carolina 29606.

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 Mortgagee covenants that it is lawfully seized of the premises hereinafter described in fee simple absolute, that it has good right and is lawfully and lawfully entitled to sell, convey, or otherwise dispose of the premises in fee simple absolute, together with all rents and appurtenances except as provided herein. The Mortgagee further covenants to warrant and defend the said premises unto the Mortgagee, forever, from and against the Mortgagee and all persons who may lawfully claiming the same or any part thereof.



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