

FILED
JUN 13 12 45 PM '79
DONNIE S. TANKERSLEY
R.M.C.

WHEREAS, Dewey H. & Ann K. Gambrell

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Discount Co., Inc.

(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
Twelve Thousand Six Hundred and 00/100----- Dollars (\$12,600.00) due and payable
in sixty (60) monthly installments of \$210.00 with the first payment being due
July 13, 1979 and the final payment being due June 13, 1984.

Amount Financed: \$8269.86

with interest thereon from date of the rate of 18.00 per centum per annum, to be paid: monthly

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 and 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 certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northwesterly side of Central Avenue in the City of Mauldin, S.C., being known and designated as Lot No. 49 on a plat of Eastdale Development, Property of Mrs. B.E. Greer, as recorded in the RMC Office for Greenville County, S.C., in Plat Book QQ, at Page 173 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Central Avenue, said pin being the joint front corner of Lots 49 and 49 and running thence with the common line of Said lots N 71-32 W 115 feet to an iron pin; thence N 15-00 E 196 feet to an iron pin on the southerly side of Elm Drive; thence with the southerly side of Said Drive along the northwesterly side of Central Avenue S31-37 W 211.5 feet to an iron pin, the point of beginning.

For deed into Grantors see Deed Book 700, page 410.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights of way, if any, affecting the above described property.

GRANTOR: Jeffrey C. & Imogene H. Pennington
Deed Dated August 31, 1970

This lien is junior to a mortgage to First Federal Savings & Loan recorded in Greenville County R.M.C. Office in Mortgage Book 1342 at Page 273, on June 20, 1975 and having approximate balance of \$28,500.00



Together with all and singular right pertaining, and of all the rents, issues, and profits, together with all and singular fixtures now or hereafter attached, or in any way connected with the premises, and all and singular rights and appurtenances thereto in anywise by law in anywise connected with the premises, other than the usual

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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