

FILED
GREENVILLE CO. S. C.

1580 717

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 17 8 35 AM '82

MORTGAGE OF REAL ESTATE

DONNIE TANKERSIDE ALL WHOM THESE PRESENTS MAY CONCERN;
R.M.C.

WHEREAS, L. WINSTON LEE

(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

THIRTY-FIVE THOUSAND AND 00/100----- Dollars (\$35,000.00---) due and payable

as set forth in the promissory note, of even date herewith

~~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:~~

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, located on East Augusta Place, shown as Lot No. 9 on a plat of the property of D. W. Cochrane and E. C. Case recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book F, at Page 262, and having according to said plat the following courses and distances, to-wit:

BEGINNING at an iron pin on East Augusta Place, the joint front corner of Lots Nos. 8 and 9 and running thence with said Street, N. 58-30 E. 60 feet to an iron pin at the joint corner of Lots Nos. 9 and 10; thence with the line of said lots, S. 31-30 E. 247.9 feet to an iron pin; thence S. 58-45 W. 60 feet to an iron pin at the joint corner of Lots No. 8 and 9; thence with the joint line of said lots, N. 31-30 W. 247.6 feet to a point, the point of beginning.

The within property is the same property willed to the Mortgagor herein as will appear by reference to the records of the Probate Office for Greenville County, South Carolina, as will appear in Apartment 1490, File 8. This being the same property conveyed to J. O. Mosteller and Daisy O. Mosteller, by that certain deed of J. L. Garrett, dated July 28, 1958 and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 602, at Page 549.

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY TAX STAMP
SEP 17 1982
1400

CC10
SEP 17 82
005

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.

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