

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

SEP 20 3 20 PM '82 MORTGAGE OF REAL ESTATE  
DONNIE S. TANKERSLEY TO ALL WHOM THESE PRESENTS MAY CONCERN:  
R.M.C

WHEREAS, WE, CECIL H. NELSON, JR. & CAROLINE C. NELSON

(hereinafter referred to as Mortgagor) is well and truly indebted unto JOHN C. FOWLER & SUZANNE F. FOWLER  
C/O Tim Sullivan, PO Box 2543  
GREENVILLE, SC 29602

(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 THOUSAND ----- Dollars (\$ 20,000.00 ) due and payable  
as stated in the note

with interest thereon from \_\_\_\_\_ at the rate of \_\_\_\_\_ per centum per annum, to be paid:

The Mortgagor has the right to repay the entire amount on this mortgage at any time without penalty.

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:

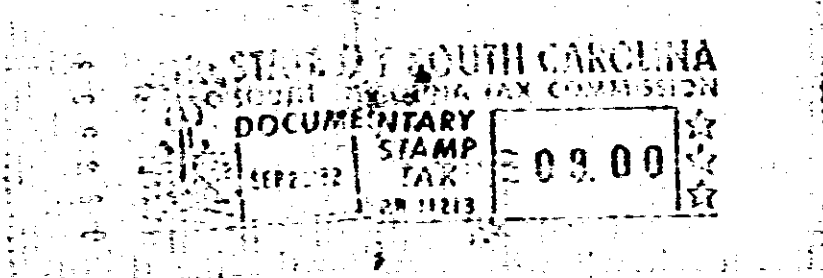
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, the Mortgagee's heirs, 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, known and designated as Lot No. 2 shown on plat of the Estate of John T. Jenkinson recorded in the RMC Office for Greenville County, SC in plat book H page 208.

This is the same property conveyed to mortgagors by John C. Fowler & Suzanne H. Fowler by deed dated Sept. 20, 1982 to be recorded herewith.

This mortgage is junior in lien to that certain mortgage executed by mortgagors to Carolina Federal Savings and Loan Association and that certain mortgage executed to Southern Bank and Trust Company, of even date herewith.

This mortgage and the note secured thereby shall become immediately due and payable upon the sale or transfer of the above described property.



2 SEP 20 1982 15:00

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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