

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.

MAY 3 9 39 AM '84

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, LAURA S. BROWN is now LAURA S. BRANCH  
BY HANNAH S. R.H.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto COMMUNITY BANK, GREENVILLE, S. C.

(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-FIVE THOUAND AND No/100 -----Dollars (\$ 25,000.00 ) due and payable ON DEMAND

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of / Community Bank Prime Rate Plus 1 1/2 % per centum per annum, to be paid: quarterly

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

ALL that certain piece, parcel or lot of land with all improvements thereon or hereafter constructed thereon, situate, lying and bieng in the State of South Carolina, County of Greenville, and being known and designated as Lot #5 on a plat prepared by W. J. Riddle, Surveyor, January, 1947, and recorded in the the RMC Office for Greenville County, South Carolina, in Plat Book AA, Page 195, reference to which is hereby craved for the metes and bounds thereof.

THE above described property is the same property conveyed to the Grantor herein by deed of Carolyn S. Hicks and James Scott Hicks dated October 31, 1983 and recorded in the RMC Office for Greenville County, South Carolina, on November 2, 1983 in Deed Book 1199, Page 794.

THIS Mortgage is a second mortgage junior in lien to that certain mortgage given by the mortgagor herein to Wachovia Mortgage Company dated March 23, 1984 and recorded March 26, 1984 in Mortgage Book 1653 at Page 691 in the original amount of One Hundred Fifty-Three Thousand and No/100 (\$153,000.00) Dollars.

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
MAY 3 1984  
STAMP TAX  
\$ 10.00  
RECEIVED

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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