

Mortgagee's Address: 416 E. North Street, Greenville, S. C.

BOOK 1424 PAGE 56

MORTGAGE OF REAL ESTATE—Office of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

70 PAGE 852

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

323 12 12 1982  
CORNIE S. TANNER  
R.M.C.

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

WHEREAS, RUSSELL E. HIPPENSTEEL AND GRACE F. HIPPENSTEEL

(hereinafter referred to as Mortgagor) is well and truly indebted unto COMMUNITY BANK

(hereinafter referred to as Mortgage) 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 and 00/100 Dollars (\$ 12,000.00) due and payable

in monthly installments of Two Hundred Ninety Eight and 62/100 Dollars (\$298.62) commencing on the first day of the next month, the following courses and distances: N. 8-37 E. 384.9 feet to an iron pin; S. 73-40 E. 136 feet to an iron pin; N. 6-40 E. 220.7 feet to an iron pin; N. 13-41 E. 579.3 feet, more or less, to an iron pin in the center of Kay Drive; thence with the center of Kay Drive, S. 80-03 E. 30.06 feet to an iron pin, the point of beginning.

BEING a portion of the property conveyed to the Mortgagors herein by deed of Milford D. Kelly, said deed being dated August 5, 1976, and recorded in the R.M.C. Office for Greenville County in Deed Book 1040 at Page 895.

FILED  
FEB 23 1982  
CORNIE S. TANNER  
R.M.C.

FEB 26 1982

1982

PAID & SATISFIED

This 19<sup>th</sup> Day of Feb, 1982

*[Signature]*  
WITNESS  
COMMUNITY BANK  
*[Signature]*

*[Signature]*  
R.M.C.

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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 Mortgagee 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whatsoever lawfully claiming the same or any part thereof.

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