

FILED
GREENVILLE CO. S.C.
MAY 13 3 20 PM '80
DONNIE S. TANKERSLEY
N.M.C.

P.O. Drawer 969, Greenville, S.C.
29602

MORTGAGE

(Participation)

BOOK 1503 PAGE 36

BOOK 85 PAGE 1577

This mortgage made and entered into this 12th day of MAY 1980, by and between Rufus C. Jones, d/b/a CAROLINA AUTO PARTS WAREHOUSE AND INDIVIDUALLY, AND ANDER V. JONES (hereinafter referred to as mortgagor) and South Carolina National Bank

(hereinafter referred to as mortgagee), who maintains an office and place of business at Mauldin, South Carolina

WITNESSETH, that for the consideration hereinafter stated, receipt of which is hereby acknowledged, the mortgagor does hereby mortgage, sell, grant, assign, and convey unto the mortgagee, his successors and assigns, all of the following described property, situated and being in the County of GREENVILLE for Greenville County in Deed Book 1016 at page 931, dated April 17, 1975.

This mortgage is second and junior in lien to that certain mortgage held by First Federal Savings and Loan, recorded in Mortgage Book 1337, at page 189 in the RMC Office for Greenville County on April 17, 1975, in the original amount of \$39,150.00.

The debt hereby secured is PAID in full and satisfaction of this instrument is satisfied.

this 8th day of June 1984
THE SOUTH CAROLINA NATIONAL BANK 40163
Greenville, S.C.

BY: Jean H. Owens
Witness: Mar. Ann Williams
Paula Dease
Derry Cr.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DCC
2000

Together with and including all buildings, all fixtures including but not limited to all plumbing, heating, lighting, ventilating, refrigerating, incinerating, air conditioning apparatus, and elevators (the mortgagor hereby declaring that it is intended that the items herein enumerated shall be deemed to have been permanently installed as part of the realty), and all improvements now or hereafter existing thereon; the hereditaments and appurtenances and all other rights thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, all rights of redemption, and the rents, issues, and profits of the above described property (provided, however, that the mortgagor shall be entitled to the possession of said property and to collect and retain the rents, issues, and profits until default hereunder). To have and to hold the same unto the mortgagee and the successors in interest of the mortgagee forever in fee simple or such other estate, if any, as is stated herein.

The mortgagor covenants that he is lawfully seized and possessed of and has the right to sell and convey said property; that the same is free from all encumbrances except as hereinabove recited; and that he hereby binds himself and his successors in interest to warrant and defend the title aforesaid thereto and every part thereof against the claims of all persons whomsoever.

This instrument is given to secure the payment of a promissory note dated May 12, 1980 in the principal sum of \$ 65,000.00, signed by Rufus C. Jones in behalf of Carolina Auto Parts Warehouse