This Mortgage Assigned to The Citizens & Southern Corpetation From Ch Mentgage Ake.

19 23. Assignment recorded

1289 of R. E. Mortgages on Page 166 This 38th of enjust 1973, # 0077 800x 1289 FASE 163

STATE OF SOUTH CAROLINA COUNTY OF Greenville

FILED GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE . Aug 28 1 38 Pho lal whom these presents may concern.

DONNIE S. TANKERSLEY

WHEREAS, I, Eugene C. Teague

(hereinsiter referred to as Mortgagor) is well and truly indebted unto CN Mortgages, Inc. 200 Camperdown Building, 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 Eight Thousand three hundred sixteen and 84/100 In Eighty-four (84) monthly installments of Ninety nine and 01/100 (99.01) dollars beginning the 27th day of September and ending August 27th 1980.

ΧΧΧΧΧΧ ΣΕ ΕΕΓΕΝΙΚΑΙΝΙΑΙ ΕΕΓΕΝΙΚΑΙΝΙΑΙ ΕΕΓΕΝΙΚΑΙ ΕΕΓΕΝΙΚΑ

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 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 of any other and further sums of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the 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 bereby arknowledged, has granted, bargained, sold Mortgagee, 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, in Paris Mountain Township, being an 85 feet by 210 feet lot of land, and being the same property conveyed to Eugene C. Teague and Cora B. Teague by deed of Mae Gergrude Tucker, dated April 22, 1967, recorded on April 27, 1967, in Deed Book 818, Page 373, This lot is also shown as Lot 32.1 of Block 1, Sheet 509.2 in the Block Book Office for Greenville County.

The said Cora B. Teague died intestate October 23, 1971, and leaving as her sole heirs at law her husband, Eugene C. Teague, and her daughter Patsy Joyce Stone Waston. See Estate File, filed in the Probate Court for Greenville County, S.C. in Apt. 1216 File 20.



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.

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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 Mortgagor forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.