JUL 26 10 25 MM '77

800x 1405 PAGE 131

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

THIS IS A SECOND MORTGAGE

BONNIE S. TANKERSLEY MORTGAGE OF REAL ESTATE

R.M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Donavan Jay Allen and Grace M. Allen,

(hereinafter referred to as Mortgagor) is well and truly indebted unto John F. Vocke, Trustee, Sharonview Federal Credit Union, Charlotte, North Carolina,

(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 Five Thousand and 00/100------

in One Hundred Twenty (120) semi-monthly installments of Fifty-Five and 61/100 (\$55.61) Dollars, the first installment being due and payable on August 15, 1977,

month

with interest thereon from

date

per centum per akixm, to be paid: semi-monthly

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:

at the rate of

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, in Chick Springs Township, being shown and designated as Lot No. 2 of Enoree Hills as shown on plat thereon recorded in the RMC Office for Greenville County in Plat Book MM-197, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Berry Road at the joint corner of Lots Nos. 1 and 2, and running thence N. 72-20 E. 130 feet to an iron pin at the joint corner of Lots Nos. 1, 2, 22 and 23; thence along the line of Lot No. 22, N. 22-42 W. 173.9 feet to an iron pin at the joint corner of Lots Nos. 2, 3, 21 and 22; thence along the line of Lot No. 3, S. 58-14 W. 148.9 feet to an iron pin on the eastern side of Berry Road; thence along Berry Road, S. 29-53 E. 140 feet to the beginning corner.

This being the same property conveyed to the Mortgagors herein by deed of James R. Mann, which Deed was recorded on August 9, 1962, in the RMC Office for Greenville County in Deed Book 704-149.

The Mortgagee's mailing address is P. O. Box 1414, Charlotte, N. C. 28232.

•

ហ

J

>

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 hereaster 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.

4328 RV-2