

WHEREAS, BOBBY J. FLEMING AND MARY FRANCES FLEMING

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

(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-two Thousand Six Hundred Thirty-two and 96/100** Dollars (\$22,632.96) due and payable in monthly installments of \$269.44 each on the 15th day of each month commencing with the 15th day of May, 1979 and continuing for 84 consecutive months until paid in full.

with interest thereon from date at the rate of **12.5%** per centum per annum, to be paid: **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:

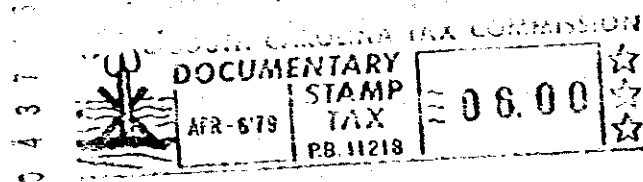
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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** on the northwest side of Nottingham Road, near the City of Greenville, being shown as Lot No. 184, on plat of Sherwood Forest, made by Dalton & Neves, Engineers, August, 1951 revised through December, 1952, recorded in the RMC Office for Greenville County in Plat Book GG at Pages 70 and 71, said lot having according to said plat the following metes and bounds, to-wit:

BEGINNING at the joint front corners of Lots Nos. 183 and 184, and running thence with the line of Lot No. 183, N. 20-17 W. 199.1 feet to an iron pin; thence N. 74-04 E. 75.2 feet to an iron pin; thence with the line of Lot No. 185, S. 20-17 E. 193.4 feet to an iron pin on the northwest side of Nottingham Road; thence with the northwest side of Nottingham Road, S. 69-43 W. 75 feet to the beginning corner.

This being the identical property conveyed to the mortgagors by deed of Cecil E. Broadwater as recorded in the RMC Office for Greenville County in Deed Book 883, Page 493, dated February 2, 1970.

This being a second mortgage and junior in lien to that certain mortgage given to First Federal Savings and Loan Association and recorded in the RMC Office for Greenville County in Mortgage Book 1144, Page 8, recorded December 10, 1969 which was assumed by Bobby J. Fleming and having a current balance of \$11,172.99.



Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such 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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