

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE
JUL 26 3 25 AM '79
DONNIE CAMPBELL
R.M.C.

1414-102
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, JIMMY C. JAMES

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

ALLIED ENTERPRISES OF GREENVILLE, INC.

(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 Six Hundred Fifty and no/100ths - - - - - Dollars (\$8,650.00) due and payable

with interest thereon from July 19, 1979 at the rate of nine (9%) per centum per annum, to be paid:

in accordance with terms and conditions of note of even date herewith

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:

~~ALLIED ENTERPRISES OF GREENVILLE, INC. A CORPORATION OF THE STATE OF SOUTH CAROLINA, GREENVILLE, SOUTH CAROLINA~~

ALL that certain piece, parcel or lot of land, with all improvements thereon or hereafter constructed thereon, situate, lying and being in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 85 on plat of DUNEAN HEIGHTS recorded in the R.M.C. Office for Greenville County in Plat Book S, at Pages 172-177, reference to said plat being craved for the exact metes and bounds thereof.

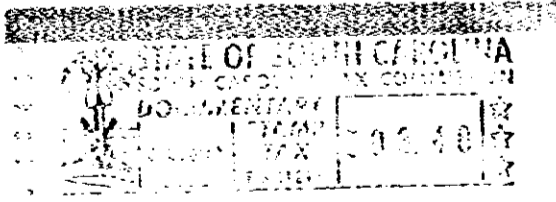
DERIVATION: This being the same property conveyed unto Jimmy C. James by deed of Allied Enterprises of Greenville, Inc., dated and recorded concurrently herewith.

This mortgage being a junior lien to a Mortgage indebtedness due to Aiken-Speir, Inc. Florence, South Carolina, evidenced by mortgage recorded in Mortgage Book 1311, at Page 325, in the R.M.C. Office for Greenville County, South Carolina.

THIS A SECOND MORTGAGE

CO TO
1 JUL 20 79
306

P.O. Box 7116, Branwood Sta.
Greenville, SC 29610



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 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