

MORTGAGEE: P.O. Box 485, Travelers Rest, S.C.

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FILED
GREENVILLE CO. S. C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE AUG 29 11 14 AM '80
DONNIE S. TANKERSLEY
R.M.C.

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

WHEREAS, WILLIAM J. McNEELY AND JOHANNA McNEELY

(hereinafter referred to as Mortgagor) is well and truly indebted unto BANK OF TRAVELERS REST

(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 Eight Hundred Sixty and 46/100

Dollars (\$ 5,860.46) due and payable

in eighty-four monthly installments of One Hundred Three and 97/100 (\$103.97) Dollars with first payment being due on October 5, 1980, and each payment thereafter being due on the 5th day of each month until paid in full

with interest thereon from date at the rate of 12.00% 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:

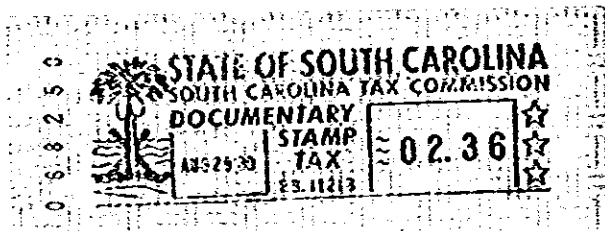
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, being shown as Tracts 1 and 2 on plat of the Property of Grady M. Bridwell and Margie S. Bridwell dated August 3, 1970 prepared by T. H. Walker, recorded in Plat Book 4T, Page 3 in the R.M.C. Office for Greenville County and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Sacha Lane at the corner of other property of Roy F. Johnson and running thence with Sacha Lane N. 88-11 W., 93.7 feet to an iron pin on the northern side of Sacha Lane; thence N. 46-30 W., 138.7 feet to an iron pin in line of other property of Kenneth L. Stone and Ruth O. Stone; thence with Stone property N. 43-30 E., 208.0 feet to an iron pin; thence S. 46-30 E., 208.7 feet to an iron pin in line of Johnson property; thence with Johnson property S. 43-30 W., 145.7 feet to the point of beginning, and containing a total of .95 acres.

This is the same property conveyed to the mortgagors by deed of Grady M. Bridwell and Margie S. Bridwell recorded in the R.M.C. Office for Greenville County on August 29, 1980, in Deed Book 1122, Page 244.

This mortgage is junior in lien to that certain mortgage executed in favor of Poinsett Federal Savings and Loan Association recorded in the R.M.C. Office for Greenville County on August 1980, in R. E. Mortgage Book 1513, Page 383, and being in the original amount of \$31,699.54.



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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.

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