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STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONN L. BANKERSLEY MORTGAGE OF REAL ESTATE  
R M C TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, MARY N. McCALL

(hereinafter referred to as Mortgagor) is well and truly indebted unto Columbia Federal Credit Union  
Post Office Box 2028  
Columbia, South Carolina 29202

(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

Twelve Thousand and No/100 ----- Dollars (\$12,000.00 ) due and payable

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of fourteen per centum per annum, to be paid:  
as per the terms of said note.

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 further described as follows:

ALL that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot #84, of a subdivision known as Homestead Acres, Section II, as shown on a plat prepared by Piedmont Engineering Service, dated April 26, 1963, and recorded in the RMC Office for Greenville County in Plat Book XX at page 143 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots #83 and #84 and running S87-50W 241.3 feet to an iron pin at the rear corner of Lots #83 and #84; running thence N3-49E 90.1 feet to an iron pin at the joint rear corner of Lots #84 and #85 and running thence N87-50E 243.9 feet to an iron pin on the western side of Havenhurst Drive; running thence along the western side of Havenhurst Drive S2-10E 90.0 feet to an iron pin, point of beginning.

This is that property conveyed to Russell L. McCall and Mary N. McCall by deed of Piedmont Land Company as recorded November 4, 1964, in the RMC Office for Greenville County, South Carolina, in Deed Book 761 at page 93. Russell L. McCall died testate (Probate Court Records Apt. 1226, File 3) leaving mortgagor sole heir.

This is a second mortgage junior to that of Fidelity Federal Savings and Loan Association as recorded in the RMC Office for Greenville County November 5, 1964, in Mortgage Book 977 at page 374.

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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