

REGISTRATION NO. 22
COMPLETION OF REAL ESTATE
RMC

BOOK 1279 PAGE 652

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE FILED
GREENVILLE CO. S. C.

JUN 6 9 30 AM '73

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Sandra C. Lyda

DONNIE S. TANKERSLEY
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto
Southern Bank and Trust Company
(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

Seven Thousand Six Hundred Seventy-Two & 80/100 DOLLARS (\$ 7,672.80),
with interest thereon from date at the rate of 7 per centum per annum, said principal and interest to be repaid: in equal monthly installments of \$258.63 per month, beginning on the 15th day of July, 1973, and on the same date of each successive month thereafter until paid in full.

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 Western side of Poplar Drive (Brunswick Avenue) being known as the rear portion of Lot No. 14 as shown in Plat Book B, Page 84, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point which is 90 feet from the joint front corner of Lots 14 and 15 and the Western side of Poplar Drive, and running thence with the common line of Lots 14 and 15, N. 67-15 W. 120 feet to an iron pin in the middle of the branch; thence in a Northeasterly direction with the course of said branch 59.3 feet to a point in the middle of said branch at the joint rear corner of Lots 13 and 14; thence with common line of said lots, S. 67-15 E. 120 feet to a point; thence S. 11-30 W. 60 feet to the beginning point. This being the identical property conveyed to mortgagor herein by William Duncan by deed recorded in the said RMC Office in Deed Book 960, Page 352.

ALSO: All that piece, parcel or lot of land situate on the West side of Brunswick Avenue, and being shown as Lot No. 13 on a plat of the Property of Harry H. Palm as shown in Plat Book B at Page 84, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the West side of Brunswick Avenue at the joint front corner of Lots 13 and 14 and running thence along the line of Lot No. 14, N. 67-15 W. 212 feet to a point on the creek; thence with creek as the line, N. 1-15 W. 63.6 feet to a point; thence along the line of Lot No. 12, S. 67-15 E. 224.5 feet to a point on the West side of Brunswick Avenue, joint front corner of Lots 12 and 13; thence along the West side of Brunswick Avenue, S 11-30 W. 60 feet to the point of beginning.
Together with all and singular the rights, members, appurtenances, and appurtenances to the same belonging or 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 and any other equipment or 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.

This being the identical property conveyed to mortgagor herein by Gene F. Lyda by deed recorded in the RMC Office for Greenville County in Deed Book 858, Page 469. This constitutes a second junior lien to that certain mortgage given by Gene F. Lyda to Carolina National Mortgage Investment Co., Inc. in the original principal sum \$6,600.00 recorded in REM Book 1113, Page 55.