

JUL 2 10 12 AM '73

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLEDONNIE S. TANKERSLEY  
R.M.C.MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, THEO WALKER MITCHELL &amp; GRETA KNIGHT MITCHELL

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK &amp; 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 TEN THOUSAND

Dollars (\$ 10,000.00 ) due and payable

ON DEMAND

with interest thereon from July 2, 1973 at the rate of 8% per centum per annum, to be paid:

ON DEMAND

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,

ALL that lot of land in Greenville County, State of South Carolina, on the Southeastern side of Woodland Way, in the City of Greenville, being shown as Lot 206 on Plat of Cleveland Forest, recorded in Plat Book "M" at Page 56 in the RMC Office for Greenville County, and described as following:

BEGINNING at an iron pin on the Southeastern side of Woodland Way, corner of Lot 205, and running thence with line of said Lot, S.56-40 E. 254.4 feet to an iron pin on the Northwestern side of a 20 foot alley; thence with the curve of the Northwestern side of said alley, the chord of which is S.54-13 W.104 feet to an iron pin at corner of Lot 207; thence with line of said Lot, N. 56-54 W. 229.3 feet to iron pin on Woodland Way; thence with the Southeastern side of Woodland Way, the chords of which are N. 46-23 E. 58 feet and 24-17 E. 42 feet to the Beginning corner.

It is understood that this mortgage is junior in lien to a mortgage assumed by the mortgagors to Fidelity Federal Savings &amp; Loan Association in the original amount of \$35,000.00 by the mortgagor, Mary Jean K, Beall, and assumed by current mortgagors in the amount of \$30,297.38, the balance as of July 2, 1973.

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.