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GREENVILLE, CO. S. C.

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DONNIE S. TANKERSLEY  
R.M.C.

BOOK 1371 PAGE 940

**MORTGAGE**  
(Participation)

This mortgage made and entered into this 2nd day of July  
19 76, by and between George V. Mappin and Mary Mappin----

(hereinafter referred to as mortgagor) and

---Bank of Greer-----

(hereinafter referred to as

mortgagee), who maintains an office and place of business at  
Greer, South Carolina

WITNESSETH, that for the consideration hereinafter stated, receipt of which is hereby acknowledged, the mortgagor does hereby mortgage, sell, grant, assign, and convey unto the mortgagee, his successors and assigns, all of the following described property situated and being in the County of Greenville State of South Carolina

ALL that 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, near Taylors, known as Lots Nos. 16 and 17 on plat of COLUMBIA INVESTMENT CO. recorded in the RMC Office for Greenville County in Plat Book KKK, at Page 73, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of St. Mark's Road, and running thence S. 36-52 E. 200 feet to an iron pin at the intersection of Jonquil Lane; thence with said Lane, S. 59-09 W. 150 feet to an iron pin; thence N. 36-52 W. 200 feet to an iron pin; thence N. 59-09 E. 150 feet to the point of beginning.

DERIVATION: Deed Book 952, Page 432.

Together with and including all buildings, all fixtures including but not limited to all plumbing, heating, lighting, ventilating, refrigerating, incinerating, air conditioning apparatus, and elevators (the mortgagor hereby declaring that it is intended that the items herein enumerated shall be deemed to have been permanently installed as part of the realty), and all improvements now or hereafter existing thereon; the hereditaments and appurtenances and all other rights thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, all rights of redemption, and the rents, issues, and profits of the above described property ( provided, however, that the mortgagor shall be entitled to the possession of said property and to collect and retain the rents, issues, and profits until default hereunder). To have and to hold the same unto the mortgagee and the successors in interest of the mortgagee forever in fee simple or such other estate, if any, as is stated herein.

The mortgagor covenants that he is lawfully seized and possessed of and has the right to sell and convey said property; that the same is free from all encumbrances except as hereinabove recited; and that he hereby binds himself and his successors in interest to warrant and defend the title aforesaid thereto and every part thereof against the claims of all persons whomsoever.

This instrument is given to secure the payment of a promissory note dated July 2, 1976, in the principal sum of \$75,000.00, signed by Mappin & Associates, Inc., in behalf of Bank of Greer

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