

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

}

FILED 2 29 PM '77  
DONALD STANFORD  
R.M.C.

MORTGAGE OF REAL ESTATE

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, MARCUS L. FAGAN AND SHARON E. FAGAN

(hereinafter referred to as Mortgagor) is well and truly indebted unto SOUTHERN BANK & 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 ONE HUNDRED TWENTY FIVE AND NO/100 ----- Dollars (\$ 10,125.00 ) due and payable

4 in sixty (60) equal monthly payments of One Hundred Sixty Eight and 75/100 (\$168.75)  
5 Dollars, beginning February 15, 1977 and continuing on the 15th day of each month  
6 thereafter until paid in full

7 with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of \_\_\_\_\_ per centum per annum, to be paid: monthly,

8 included in monthly payments

9 WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for  
10 the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

11 NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and  
12 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  
13 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  
14 Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold  
15 and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

16 "ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being  
17 in the State of South Carolina, County of Greenville, Highland Township, known and designated as Lot 2  
18 on plat of Cherokee Estates, by Wolfe & Huskey, Inc. revised November 2, 1976, recorded  
19 in Plat Book 5-X at Page 52 of the RMC Office for Greenville County, and, according  
20 to said plat, having the following metes and bounds, to-wit:

21 BEGINNING at a point at corner of Lots Nos. 2 and 1 and running thence with line of Lot  
22 No. 1, S. 00-23 E., 934.6 feet; thence S. 80-50 W., 321 feet; thence N. 02-15 E., 1051.9  
23 feet to a point in lake; thence S. 76-56 E., 289.2 feet to the point of beginning,  
24 containing 6.84 acres, more or less.

25 This is the same property conveyed to the mortgagors by Deed of Becky-Don, Inc., recorded  
26 in the RMC Office for Greenville County on January 14, 1977 in Deed Book 1049 at  
27 Page 684.



Mortgagee's address:  
P.O. Box 1329  
Greenville, S.C. 29602

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or apper-  
taining, 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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