

GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WE, JOE E. LAMBETH and THOMAS E. DUPREE

(hereinafter referred to as Mortgagor) is well and truly indebted unto BANKERS TRUST OF SOUTH CAROLINA

(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 SEVENTEEN THOUSAND FIVE HUNDRED NINETY-EIGHT

AND 60/100-----Dollars (\$ 17,598.60) due and payable

in thirty-six (36) equal monthly installments in the amount of \$488.85 with the first payment being due and payable on March 20, 1977 and payable each month thereafter until paid in full.

with interest thereon from date at the rate of 11.44% per centum per annum, to be paid: at maturity

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:

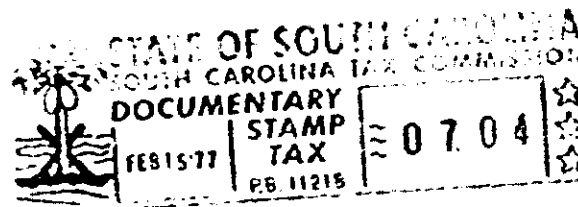
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, situate, lying and being on the Eastern side of North Parker Road and being described according to a plat entitled "Survey for James L. Batson" dated February 4, 1969 by Carolina Engineering and Surveying Co., which is to be recorded and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the Eastern side of North Parker Road which point is located 2,221 feet, more or less, from the intersection of North Parker Road and Davidson Road and running thence along North Parker Road N. 0-22 W. 150 feet to a point; thence running S. 77-57 E. 400.4 feet to a point in the center of a creek; thence following the creek, which is the line, the apparent chord of which is S. 5-58 W. 150 feet to a point; thence running N. 77-35 W. 379 feet to the point of BEGINNING.

This mortgage is junior in lien to the certain mortgage held by First Federal Savings & Loan Association which was duly recorded April 25, 1969 in mortgage book 1124 at page 80, in the R.M.C. Office for Greenville County, South Carolina.

This being the same property conveyed to the Mortgagors herein by deed of James L. Batson dated February 21, 1969 and recorded in the R.M.C. Office for Greenville County in Deed Book 862 at page 445.

BANKERS TRUST OF SOUTH CAROLINA
P.O. Box 608
Greenville, South Carolina 29602



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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