

Community Bank
P. O. Box 5340
Greenville, S. C. 29606

FILED
GREENVILLE CO. S. C.

BOOK 1400 PAGE 975

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

} 2 55 PM '77
S. J. WALKER
TO ALL WHOM THESE PRESENTS MAY CONCERN:

MORTGAGE OF REAL ESTATE

WHEREAS, I, SARA EDITH BROWN

(hereinafter referred to as Mortgagor) is well and truly indebted unto COMMUNITY BANK

(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 SIX THOUSAND and No/100-----

----- Dollars (\$ 6,000.00) due and payable

according to the terms of the note for which this mortgage stands as security.

with interest thereon from date at the rate of Nine (9%) per centum per annum, to be paid: quarterly

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:

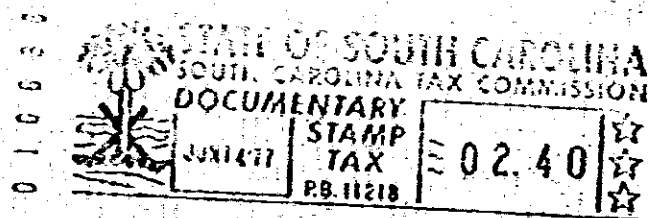
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 18 in Block E of SUNNY SLOPE, as shown by plat of R. E. Dalton, and recorded in Greenville County Plat Book F at Page 86, and being more particularly described as follows:

BEGINNING at an iron pin on the northeast side of Agnew Avenue, said pin being 222.2 feet from the intersection of Agnew Avenue, and a 20 foot street, and running thence N. 23-49 E. 150 feet to the joint rear corner of Lots Nos. 10, 11, 17 and 18; thence along the rear line of Lots Nos. 10 and 18, S. 66-11 E. 50 feet to the joint rear corner of Lots Nos. 9, 10, 18 and 19; thence along the common line of Lots Nos. 18 and 19, S. 23-49 W. 150 feet to an iron pin on the side of Agnew Avenue; thence along the western side of Agnew Avenue, N. 66-11 W. 50 feet to the point of beginning.

This being the identical property conveyed to the mortgagor herein by deed of I. N. Culbertson, dated September 19, 1973, and recorded that same date in Greenville County Deed Book 984 at Page 323.

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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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