

MORTGAGE OF REAL ESTATE—Office of the Recorder of Deeds, Greenville, S. C.

Mortgagee's address: P.O. Box 6806, Greenville, S.C. 29606

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DEWITT S. TAYLOR
R.M.C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Ryland T. Traynham

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the 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

Nineteen Thousand and No/100 ----- DOLLARS (\$ 19,000.00),

with interest thereon from date at the rate of nine per centum per annum, said principal and interest to be repaid:

in sixty equal monthly installments of \$395.60 each, the first of said installments being due and payable September 1, 1977, and a like installment due on the first day of each month thereafter until paid in full.

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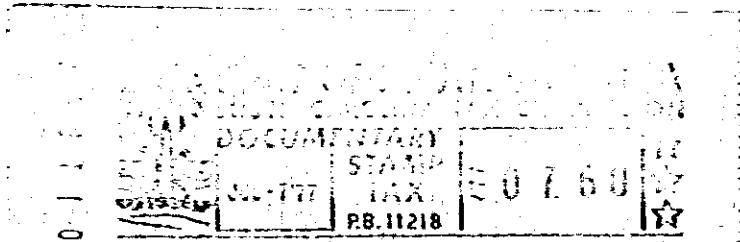
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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:

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"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, on the southerly side of Lowndes Hill Road and on the southwestern side of Pointe Circle, being shown as the northwestern portion of Lot No. 2 on a plat of Pelham Pointe, dated May 29, 1974, prepared by Enwright Associates, recorded in Plat Book 5-D at Page 66 in the RMC Office for Greenville County, and also being shown as a tract containing 13,711 square feet on a plat of the property of T.C. Threatt, dated June 3, 1977, prepared by Freeland and Associates, recorded in Plat Book at Page of the RMC Office for Greenville County, reference being made to said plat for a more complete metes and bounds description.

This is the same property conveyed to the Mortgagor by deed of Pelham Pointe, a South Carolina General Partnership dated June 30, 1977, and recorded of even date herewith.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

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