

FILED
GREENVILLE CO. S. C.

John M. Flynn
106 W. Stone Avenue
Greenville, S. C. 29605

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

AUG 16 4 26 PM '77
JONNIE S. TANKERSLEY
R.H.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

I, Guy W. Strickland

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

John M. Flynn

(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

Three thousand Dollars (\$ 3,000.00) due and payable
thirty (30) days after date

with interest thereon from date at the rate of 9% 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, on the north side of White Horse Road Extension, and on the east side of Donaldson Road, being shown as Lot 2 on a Plat of Property of John F. Flynn, made by Campbell & Clarkson, Surveyors, October 14, 1966, revised January 4, 1967, recorded in the RMC Office for Greenville County in Plat Book NNN, at Page 151, and having, according to said Plat and a survey made by R. K. Campbell, Surveyor, on July 19, 1968, the following metes and bounds:

BEGINNING at an iron pin at the northeast corner of the intersection of Donaldson Road and White Horse Road Extension, and running thence along the northern side of White Horse Road Extension, S 86-13 E, 345.4 feet to an iron pin; thence N 01-23 W, 150 feet to an iron pin; thence N 87-11 E, 104.5 feet to an iron pin; thence N 01-23 W, 191.3 feet to an iron pin; thence N 88-39 W, 443 feet to an iron pin on the east side of Donaldson Road; thence along the east side of Donaldson Road, S 00-28 E, 333.2 feet to the beginning corner.

This mortgage is junior in lien to that certain mortgage in favor of Family Federal Savings & Loan Association, recorded August 16, 1977, in Mortgage Book 1407 at Page 145 .

This is the same property conveyed to the Mortgagor herein by deed of Master inEquity, recorded August 16, 1977.

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX
AUG 15 1977
01.20
73.11218

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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