

Claude H. & Sara W. Hamby, P.O. BOX 6595, Greenville, SC 29606

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C. Timothy Sullivan, FILED
STATE OF SOUTH CAROLINA GREENVILLE, CO. S. C.
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE
(CORPORATION)

1407 980

AUG 24 2 58 PM '77

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY
R.H.C.

WHEREAS, DEE SMITH COMPANY, INC. -----, a corporation organized and
Existing under the laws of the State of South Carolina, (hereinafter referred to as Mortgagor) is well and truly indebted unto

CLAUDE H. HAMBY and SARA W. HAMBY-----

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, in the sum of:
TWELVE THOUSAND, FIVE HUNDRED AND NO/100----- Dollars

(\$ 12,500.00) due and payable as provided for under the terms and conditions of said note, which are incorporated herein by reference
and made a part hereof as though they set forth herein, with interest thereon from date at the rate of _____ per centum per annum, to
be paid as provided for in said note; and, due and payable in eighteen (18) months from date;

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 those certain pieces, parcels or lots of land, situate, lying and being in
the State of South Carolina, County of Greenville, shown and designated as
Lots Nos. 1, 4, 5, 6, 7, 8, 9, 10, 12, 13 14, 16, 20, 21, 22, 23, and 24 on
plat of GOVERNORS SQUARE, prepared by W. R. Williams, Jr., October 17, 1975,
recorded in the RMC Office for Greenville County, S. C., in Plat Book 5-P at
Page 8, reference to which plat is hereby craved for a metes and bounds
description.

Being the same property conveyed to Mortgagor by deed of Governors Square
Associates, a Partnership, dated July 1, 1977, and recorded in the RMC
Office for Greenville County, S.C., in Deed Book 1061 at Page 373.

Mortgagor hereof reserves the right to have released from the lien of said
mortgage any nine (9) of the above described lots without further consideration
to the Mortgagees hereof. Mortgagor hereof reserves the right to have released
from the lien of said mortgage the eight (8) remaining lots upon the payment
of \$1,562.50.

DOCUMENTARY
STAMP
TAX
\$ 05.00
R.B. 11218

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and
of all 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 such 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 heretofore 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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