

P. O. Box 781, Simpsonville, S. C.

STATE OF SOUTH CAROLINA
GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE

BOOK 1435 PAGE 103

COUNTY OF GREENVILLE
JUN 14 8 57 AM '78
DONNIE S. TANKERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Donald W. Padgett and Linda W. Padgett

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

Thirteen Thousand Three Hundred Forty-seven Dollars (\$ 13,347.00) due and payable and No/100-----

in 60 monthly payments of Two Hundred Twenty-two and 45/100 (\$222.45) Dollars beginning July 9, 1978, and due the 9th day of each month thereafter until paid in full

with interest thereon from ~~the~~ at the rate of ~~as shown~~ ^{on note} per centum per annum, to be paid: as aforesaid:

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:

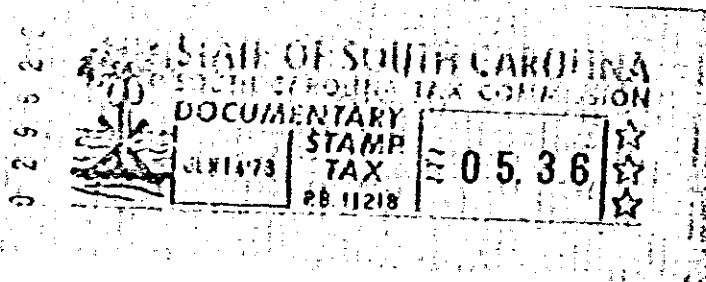
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, near the Town of Simpsonville, on the South side of State Highway 417, and known as Lot No. 17 on a plat of property made for the D. N. Mayfield Estate by J. Q. Bruce, Engineer; November 4, 1952, and recorded in the R. M. C. Office for Greenville County, in Plat Book CC, at Page 199, and having the following metes and bounds, according to said plat, to-wit:

BEGINNING at a point on the East side of Holland Street and running along the East side N. 21-05 W., 80 feet to the corner of Lot No. 16; thence N. 71-04 E., 180 feet along the lines of lots 16, 15, and 14 to the joint corners of Lots 14 and 1; thence S. 21-05 W., 73.5 feet along the line of lot No. 1 to a stake; thence S. 68-55 W., 180 feet to THE BEGINNING CORNER.

This being the same property conveyed unto the Mortgagors herein by deed of B. F. Reeves, recorded May 2, 1969, in Deed Book 867, at Page 239, in the R. M. C. Office for Greenville County, South Carolina.

This is a second mortgage to the mortgage United Federal Savings and Loan Association holds, recorded May 2, 1969, in Mortgage Book 1124, at Page 517, in the R. M. C. Office for Greenville County, South Carolina.



Together with all and singular rights, members, hereditaments, 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 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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