

THIS IS A DEBT DUE THE UNITED STATES;
THEREFORE, NO DOCUMENTARY STAMPS REQUIRED.

L-ME-875422 10 06-COLA

FILED
GREENVILLE CO. S. C.

MORTGAGE
(Direct)

JUN 22 1978

LUNNIE S. TANNERSLEY

This mortgage made and entered into this 20th day of June
1978, by and between Cornell Mims, Sr.,

(hereinafter referred to as mortgagor) and the Administrator of the Small Business Administration, an agency of the Government of the United States of America (hereinafter referred to as mortgagee), who maintains an office and place of business at 1801 Assembly Street, Columbia, South Carolina

WITNESSETH, that for the consideration hereinafter stated, receipt of which is hereby acknowledged, the mortgagor does hereby mortgage, sell, grant, assign, and convey unto the mortgagee, his successors and assigns, all of the following described property situated and being in the County of Greenville, State of South Carolina:

ALL those certain pieces, parcels, or lots of land in the County of Greenville, State of South Carolina, on the westerly side of Glendale Street, being shown and designated as Lot No. 46 and Part of Lot No. 45, on plat of Glendale Heights, recorded in the RMC Office for Greenville County, S. C., in Plat Book "KK", at page 143.

This being the same property conveyed to Cornell Mims by deed of H. Eugene Reid and Andrea Jean Reid, dated August 7, 1972 and recorded August 8, 1972 in the RMC Office for Greenville County in Deed Book 951 at page 219.

Together with and including all buildings, all fixtures including but not limited to all plumbing, heating, lighting, ventilating, refrigerating, incinerating, air conditioning apparatus, and elevators (the mortgagor hereby declaring that it is intended that the items herein enumerated shall be deemed to have been permanently installed as part of the realty), and all improvements now or hereafter existing thereon; the hereditaments and appurtenances and all other rights thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, all rights of redemption, and the rents, issues, and profits of the above described property (provided, however, that the mortgagor shall be entitled to the possession of said property and to collect and retain the rents, issues, and profits until default hereunder). To have and to hold the same unto the mortgagee and the successors in interest of the mortgagee forever in fee simple or such other estate, if any, as is stated herein.

The mortgagor covenants that he is lawfully seized and possessed of and has the right to sell and convey said property; that the same is free from all encumbrances except as hereinabove recited; and that he hereby binds himself and his successors in interest to warrant and defend the title aforesaid thereto and every part thereof against the claims of all persons whomsoever.

This instrument is given to secure the payment of a promissory note dated June 20, 1978, in the principal sum of \$ 10,000.00, signed by Cornell Mims, Sr., Individually and d/b/a MIMS!
~~and~~ JANITORIAL SERVICE and Eslie Lee Mims.

1438
JUN 22 1978

4328 RV-2