

GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE--Office of Wyche, Burgess, Freeman & Parham, P.A. Greenville, S. C.

BOOK 1439 PAGE 445

JUL 27 3 29 PM '78

DONNIE S. TANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

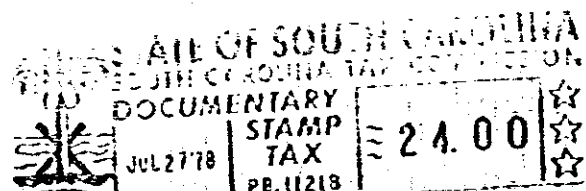
SECOND MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Ottis M. Ballenger and
S. R. Littlepage,

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

WHEREAS, the Mortgagor is well and truly indebted unto SOUTHERN BANK & TRUST CO.,
(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 SIXTY THOUSAND & NO/100
-----DOLLARS (\$ 60,000.00)
with interest thereon from date at the rate of 10% per centum per annum, said principal and interest to be
repaid as follows:

To be amortized at the rate of \$1274.83 per month including both
principal and interest for 60 months.



WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as
may be advanced or readvanced 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 Mort-
gagee 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 be-
fore the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
gained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its
heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon,
or hereafter constructed thereon:

ALL those pieces, parcels or lots of land situate in the City and County of Greenville,
State of South Carolina, described as follows:

1. Lot situate on the south side of Arlington Avenue described as follows:
BEGINNING at a stake on the south side of Arlington Avenue at the joint corner of the
lot herein conveyed and property now or formerly owned by Emma L. Butler which stake is
approximately 90 feet from the eastern side of Anderson Street and running thence along
the south side of Arlington Avenue in an easterly direction 52-1/2 feet to a stake at
the corner of property now or formerly owned by Mrs. W. F. Morton; thence along the
line of said Morton property in a southerly direction 68-1/2 feet to a stake; thence
in a westerly direction 59.4 feet to a stake; thence with line of said Butler property
in a northerly direction 69.7 feet to the point of beginning.
2. Lot situate on the eastern side of Anderson Street and described as follows:
BEGINNING at an iron pin on the eastern side of Anderson Street at the joint corner of
this lot and property now or formerly owned by J. N. Watkins and running thence with
said Watkins line in an easterly direction 175.3/4 feet to a stake in line of property
now or formerly owned by W. F. Martin; thence with the line of said Martin property in a
northerly direction 64 feet to a point; thence with the line of property now or formerly
owned by W. T. Wood and A. P. Dubose in a westerly direction 159 feet to a point on the
eastern side of Anderson Street; thence with the eastern side of Anderson Street in a
southerly direction 66-1/4 feet to the point of beginning.
3. Lot situate at southeastern corner of Anderson Street and Arlington Avenue and de-
scribed as follows: BEGINNING at an iron pin on the southeast corner of Anderson
Street and Arlington Avenue (formerly Garlington Street) and running thence with the
south side of Arlington Avenue S. 72 E. 90 feet, more or less, to a stake; thence
S. 23-1/2 W. 69.7 feet to a stake; thence N. 72 W. 99.6 feet, more or less, to an
iron pin on the east side of Anderson Street; thence with the eastern side of
Anderson Street, N. 30-55 E. 71.5 feet to the beginning corner.

This is the same property conveyed to mortgagor herein by deed of Center, Inc. of even
date, recorded July 27, 1978, in Deed Book 1083, Page 969.

This mortgage is junior in rank and lien to the mortgage from Shops, Inc. to Fidelity
Federal Savings & Loan Ass'n (assumed by mortgagor herein), recorded 2/2/72, Vol. 1221, Page
113.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing 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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