

MORTGAGE OF REAL ESTATE -

FILED

1514 41

GREENVILLE CO. SECOND

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

SEP 2 2 50 PM '80

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
DONNIC S. TANKERSLEY
R.H.C.

WHEREAS, MELVIN DAVIS AND DAMNHAINES L. DAVIS

(hereinafter referred to as Mortgagor) is well and truly indebted unto KENNETH L. FEASEL AND LINDA R. FEASEL

(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

FIFTEEN THOUSAND AND 00/100----- Dollars (\$ 15,000.00) due and payable

OVER A FIVE (5) YEAR PERIOD, WITH MONTHLY INSTALLMENTS OF \$333.67 EACH; FIRST PAYMENT DUE November 1, 1980, AND DUE ON THE SAME DAY OF EACH MONTH THEREAFTER UNTIL PAID IN FULL:

with interest thereon from DATE at the rate of TWELVE per centum per annum, to be paid: MONTHLY

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:

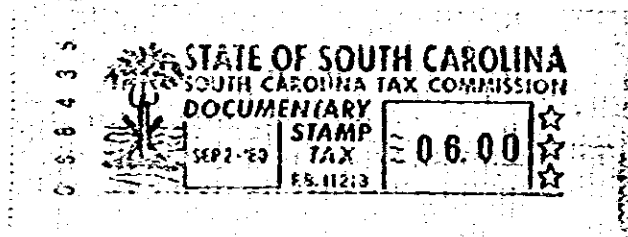
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, being shown and designated as Lot no. 87 on a plat of PHASE I, PEBBLE CREEK, recorded in the RMC Office for Greenville County in Plat Book 5D, page 5 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Sassafras Drive, joint front corner of lots 86 and 87 and running thence along said Drive, N. 53-12 E., 142.0 feet to an iron pin at the front corner of lot 88; thence along the line of that lot, S. 36-26 E., 257.0 feet to an iron pin on the line of Fairway "11; thence along the line of said Fairway, S. 19-23 W., 33.9 feet to an iron pin at a rear corner of lot 86; thence along the line of that lot, N. 58-56 W., 297.8 feet to an iron pin, the point of beginning.

This is the identical property conveyed to the mortgagors by deed of Kenneth L. Feasel and Linda R. Feasel, to be recorded of even date herewith.

It is understood and agreed that this mortgage is second and junior in lien to that certain mortgage held by Family Federal Savings and Loan Association in the amount of \$79,500.00, dated August 30, 1980, to be recorded of even date herewith.



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 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

4328 RV.2