

W.O. Book 10373
L'ville, 29402

1514 650

MORTGAGE OF REAL ESTATE - Office of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

FILED
SEP 5 11 01 AM '80

DONNIE S. BANKERSLEY
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: JAMES H. SIMKINS AND KIRBY QUINN, JR.

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

WHEREAS, the Mortgagor is well and truly indebted unto WILLIAM R. MARTIN AS TRUSTEE FOR GEORGE O. SHORT, JR., EYL R. MARTIN, THOMAS R. MARTIN AND DEBORAH M. ADAMS (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 SIX THOUSAND AND NO/100-----

DOLLARS (\$ 6,000.00),

with interest thereon from date at the rate of TEN --- per centum per annum, said principal and interest to be repaid:

DUE AND PAYABLE ON OR BEFORE SEPTEMBER 2, 1982 . Interest to be paid semi-annually.

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:

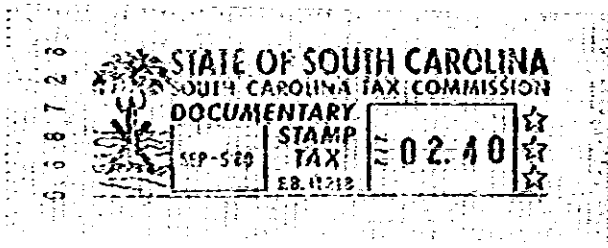
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 known and designated as Unit No. 20 of Faris Ridge Horizontal Property Regime as is more fully described in Master Deed dated May 10, 1979 and recorded in the RMC Office for Greenville County, S.C. in Deed Book 1102 at page 618 through 682, inclusive, and survey and plot plan recorded in the RMC Office for Greenville County in Plat Book 6V at page 96.

It is understood and agreed that this mortgage shall be junior and second in lien to that certain mortgage held by Fidelity Federal Savings and Loan Association, recorded in the RMC Office for Greenville County on September 3, 1980 in Mortgage Book 1514 at page 646 in the original amount of \$23,950.00

DERIVATION: Deed of William R. Martin as Trustee for George O. Short, Jr., Eyl R. Martin, Thomas R. Martin and Deborah M. Adams, recorded in the RMC Office for Greenville County in Deed Book 1132 at page 612 on September 3, 1980.

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LOVE, THORNTON, ARNOLD
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N. O. GARY Simkins & Quinn
Blr. Ex. f.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging 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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