

SEP 28 3 34 PM '80 REC'D 1518 R.M.C. DONALD L. TANKERSLEY R.M.C.

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS, Davidson Vaughn, A General Partnership hereinafter called the mortgagor(s), is (are) well and truly indebted to Juster Enterprises, Inc. hereinafter called the mortgagee(s), in the full and just sum of Six Thousand and no/100-----(\$6,000.00)----- Dollars, in and by a certain promissory note in writing of even date herewith, due and payable as follows:

due and payable in full when the title to Lot No. 1, Verdin Estates is transferred by mortgagor, or three (3) years from date, whichever first occurs

with interest from date at the rate of ten (10%) per centum per annum until paid; interest to be computed and paid annually and if unpaid when due to bear interest at the same rate as principal until paid, and the mortgagor(s) has (have) further promised and agreed to pay a reasonable amount due for attorney's fee if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That the said mortgagor(s) in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the mortgagor(s) in hand well and truly paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents to grant, bargain, sell and release unto the said mortgagee(s) the following described real property:

ALL that certain piece, parcel or lot of land with all improvements thereon, situate, lying and being in Greenville County, South Carolina, and being shown and designated as Lot No. 1 on a plat of Verdin Estates, dated September 21, 1972, prepared by C. O. Riddle, recorded in the R.M.C. Office for Greenville County in Plat Book 4-R at pages 34 and 35, reference to which is hereby made for a metes and bounds description thereof. Reserving, however, unto the Town of Mauldin a 25 foot sewer right of way across the rear of the property as shown on the referred to plat.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

For deed into Mortgagors, see deed from Juster Enterprises, Inc., dated September 26, 1980, and recorded herewith.

This mortgage is junior and subordinate to that certain mortgage given to Fidelity Federal Savings & Loan Association, dated September 26, 1980 recorded September 29, 1980 in the R.M.C. Office for Greenville County in Mortgage Book 1518 at page 87 in the original amount of \$51,250.00.

OFFICE OF SOUTH CAROLINA DOCUMENTARY TAX COMMISSION DOCUMENTARY TAX STAMP \$ 07 40

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