

LAW OFFICES OF

LATHAN, FAYSSOUX, SMITH & BARBARE, P.A., GREENVILLE, SOUTH CAROLINA

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTEE FILED

BOOK 1528 PAGE 929

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

DEC 2 31 PM '80
S.C.
S.G.M.

WHEREAS, Carolyn H. Callicutt

H.M.C. WILKINSON SLEYS

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company

(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

Five thousand and 00/100-----

-----Dollars (\$ 5,000.00) due and payable

in fully sixty (60) days from date

with interest thereon from date at the rate of 18 1/2 per centum per annum, to be paid: at maturity.

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, the Mortgagee's heirs, 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, in Butler Township, being known and designated as Lot No. 25 of a subdivision known as North Gardens, Section 2, recorded in Plat Book GG, page 103, and having the following metes and bounds:

Beginning at an iron pin at joint front corner of Lots 25 and 26, running thence along the lines of these lots, N. 79-0 W. 158.2 feet to an iron pin; running thence S. 10-27 E. 80 feet to an iron pin at rear corner of Lots Nos. 25 and 24; running thence S. 79-0 W. 157.5 feet to an iron pin on the western side of Azalea Court; thence N. 11-00 W. 80 feet to an iron pin, point of beginning.

This is the same property conveyed to the mortgagor by deed of Charles Ray Callicutt recorded in the RMC Office for Greenville County in Deed Book 755 at page 46 on August 10, 1964.

This is a second mortgage, junior in lien to that certain mortgage given by Charles Ray Callicutt to C. Douglas Wilson & Company on March 8, 1956 and being recorded in the RMC Office for Greenville County in Mortgage Book 670 at page 507 on March 8, 1956.

The mortgagee's address is: PO Box 544, Travelers Rest, SC 29690

777 000 000 000

STATE OF SOUTH CAROLINA
RECORDS AND DEEDS DIVISION
DOCUMENTARY
STAMP
\$ 02.00

929

4328 RV-2

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 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 against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.