

MORTGAGEE: East North Street, Greenville, South Carolina

BOOK 1550 PAGE 331

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
AUG 19 12 07 PM '81

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, HELEN G. CANNON R.M.C.
DONNIE S. TANKERSLEY

(hereinafter referred to as Mortgagor) is well and truly indebted unto

COMMUNITY BANK

(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 THREE HUNDRED THIRTY ONE & 61/100 Dollars (\$ 15,331.61) due and payable

IN ACCORDANCE WITH THE TERMS OF THE NOTE OF EVEN DATE HEREWITH
FOR WHICH THIS MORTGAGE STANDS AS SECURITY

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

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:

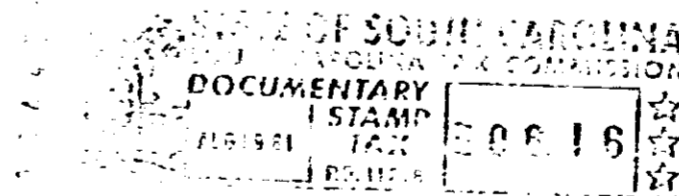
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, just outside of the corporate limits of the City of Greenville, being known and designated as Lot No. 5, on the Estate of J. M. Perry as shown on plat recorded in the RMC Office for Greenville County, South Carolina in Plat Book "F" at Page 127 and Plat Book "H" at Page 184 and being more particularly described as follows:

BEGINNING at a stake on the North side of Sidney Street, joint corner of Lot No. 4 and running thence North 31-30 West 150 feet to a stake; thence South 50-30 West 50 feet to a stake, joint corner of Lots Nos. 5 and No. 6; thence with the joint line of said lots, South 31-30 East 150 feet to a stake on Sidney Street; thence with Sidney Street, North 58-30 East 50 feet to the beginning corner.

THIS is the same property conveyed to the Mortgagor herein by deed of Leroy Cannon, dated June 9, 1972, and recorded June 17, 1972, in the R.M.C. Office for Greenville County in Deed Book 979, at Page 233.

THIS mortgage is junior in lien to that certain mortgage in favor of Carolina Federal Savings and Loan Association dated February 3, 1978, and recorded in the R.M.C. Office for Greenville County in R.E.M. Book 1422 at Page 550, in the Original Amount of \$31,000.00.

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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.

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