

MORTGAGE OF REAL ESTATE

BOOK 1562 PAGE 677

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
S. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

APR 28 1982

WINDERSLEY

WHEREAS, Donald R. Medcalf

(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

Eighteen Thousand and No/100----- Dollars (\$ 18,000.00 ) due and payable

in accordance with the terms of a note of even date herewith

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, being known and designated as Lot No. 19 as shown on a plat entitled "Final, Mountain Shadows," prepared by R. B. Bruce April 28, 1960, and recorded in the Office of the RMC for Greenville County in Plat Book 4-N at Page 7, reference to said plat being craved for a metes and bounds description thereof.

This mortgage is second and junior in lien to that certain mortgage given by the Mortgagor to First Federal Savings and Loan Association on June 2, 1972, recorded in the Office of the RMC for Greenville County in Mortgage Book 1236 at Page 97.

This is the same property conveyed to the Mortgagor herein by deed of Home Improvement & Supply Company, Inc. recorded in Deed Book 945 at Page 368.

REC'D  
-----2 FEB 82 1405

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
STAMP TAX  
\$ 97.20

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

10677

4328 RV-2