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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE S.C.
JUL 6 9 47 AM '83
DONNIE R. M.C. WISLEY

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WILLIAM FRED CROWTHER AND MARCIA B. CROWTHER

(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

Thirteen thousand five hundred and NO/100 ----- Dollars (\$13,500.00) due and payable

AS SET FORTH IN SAID PROMISSORY NOTE EXECUTED ON EVEN DATE
HEREWITH,

with interest thereon from DATE AS PER NOTE at the rate of / per centum per annum, to be paid: AS PER NOTE.

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, on the Eastern side of Whittlin Way and being known and designated as Lot No. 84 of a subdivision known as Pebble Creek, Phase I, as shown on a plat thereof being recorded in the RMC Office for Greenville County in Plat Book 5D at Pages 1-5, reference being had to said plat for a more complete metes and bounds description.

THIS property is the same acquired by the Mortgagors by deed from Preferred Homes, Inc. dated August 13, 1979, and recorded in the RMC Office for Greenville County on August 14, 1979, in Deed Book 1109 at Page 373.

THIS mortgage is a second mortgage and is junior in priority to that certain mortgage held by First Federal Savings and Loan Association and being dated August 13, 1979, and recorded in the RMC Office for Greenville County on August 14, 1979, in REM Book 1476 at Page 911 in an original amount of \$59,000.00.

GC10 -----3 JUL 6 83 023

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
JUL-5'83
05.40

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.