

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE
JUL 6 4 25 PM '83
DONNIE R. HILL
R.M.C. OFFICE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, ROLF D. GARRISON AND TEDDIE GARRISON

(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

FOURTEEN THOUSAND SIX HUNDRED TWENTY THREE AND 53/100ths (\$ 14,623.53) 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 _____ date _____ at the rate of 15% per centum per annum, to be paid: monthly

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, City of Greenville, on the East Side of Frank Street, being shown and designated as a portion of Lot No. 14, on a plat of Property of J. P. K. Bryan, recorded in plat book HHH at Page 838 and having such metes and bounds as appear thereon. THIS is the same property conveyed to the Mortgagor herein by deed of Charles J. Spillane and Lillian S. Hannon, recorded September 21, 1979 in the RMC Office for Greenville County in Deed Book 1112 at Page 42.

ALSO:

ALL that piece, parcel or lot of land is Greenville Township, Greenville County, State of South Carolina, on Gentry Street, being known and designated as Lot No. 26 and part of Lot No. 28 of Block 2 of Hoke's Subdivision as shown on plat recorded in the R.M.C. Office for Greenville County in Plat Book "C" at Page 54 and having such metes and bounds as appear thereon.

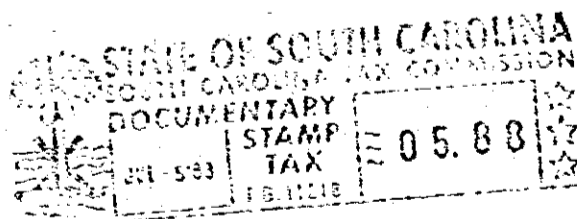
THIS is the same property conveyed to the Mortgagor herein by deed of Charles Spillane, recorded July 30, 1982 in the RMC Office for Greenville County in Deed Book 1170 at Page 981.

ALSO:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, known and designated as Lot No. 23 as shown on a plat of the subdivision of Hughes Heights, Block "C" Recorded in the RMC Office for Greenville County in Plat Book GG at Page 123.

THIS is the same property conveyed to the Mortgagor herein by deed of Max Euguen Pace, Jr., dated April 30, 1980 and recorded in the RMC Office for Greenville County in Deed Book 1125 at Page 87.

9 1 2 2 1
201 6 83 1580



4.0001

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.

4328 W-2