

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE FILED
SEP 21 1977
JUN 11 1977

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Bob E. Faulkenberry and Fran P. Faulkenberry

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

J.E. Serrine Company Employees FCU
P.O. Box 5456
Greenville, S.C. 29606

(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

Twenty thousand and 00/100 - - - Dollars (\$20,000.00) due and payable

AS SHOWN ON NOTE

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 piece, parcel or lot of land, situate lying and being on the northern side of Hampshire Drive, Greenville County, State of South Carolina, being shown and designated as Lot 92 on a Plat of Homestead Acres, Section 2, recorded in the RMC Office for Greenville County in Plat Book XX, at Page 143, with reference to said plat for metes and bounds.

THIS mortgage is second and junior in lien to that held by Greer Federal Savings and Loan Association securing \$33,450.00 recorded May 20, 1977 in Mortgage Book 1398, Page 330.

THIS is the same property conveyed to the mortgagors by deed of Robert H. Gardner recorded May 20, 1977 in Deed Book 1057, Page 18.

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RECORDED
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STAMP 108.00

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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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