

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

VOL 1634 PAGE 715

MORTGAGE OF REAL ESTATE

FILED
GREENVILLE CO. S.C.
NOV 16 8 40 AM '83
DUNNIE
R.M.C. WHEELSLEY

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, EDNIE W. LEWIS & PEGGY C. LEWIS,

(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 SEVEN THOUSAND FIVE HUNDRED SIXTY-ONE AND 03/100 Dollars (\$7,561.03) due and payable

in 60 monthly payments of \$186.39 each beginning December 15, 1983, payments applied first to interest, balance to principal,

with interest thereon from date at the rate of 16.50APR 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, being known and designated as Tract 15 containing 2.4 acres according to plat of Groce Meadow Estates made by Jeffery M. Plumblee, 4/27/83, and having according to said plat the following courses and distances, to wit:

BEGINNING at iron pin on Meadow Lane (private road) at the joint front corner of Tracts 14 & 15 and running thence N. 39-56 W. 331.5 feet to iron pin; running thence N. 36-37 E. 35 feet to iron pin; running thence N. 25-20 W. 112.8 feet to iron pin in line of Duke Power Transmission Line; running thence through Duke Power Transmission Line S. 69-52 E. 575.9 feet to iron pin on Meadow Lane (private road); running thence along said private road S. 60-22 W. 262 feet; thence continuing with Meadow Lane S. 60-22 W. 130.3 feet to the point of beginning.

This being same property conveyed to the Mortgagors herein by deed of Donald J. Williams of even date herewith and recorded in the RMC Office for Greenville County simultaneously herewith.

RECORDED
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
NOV 16 1983
STAMP \$ 03.04
TAX

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Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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.

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