

1989-558

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

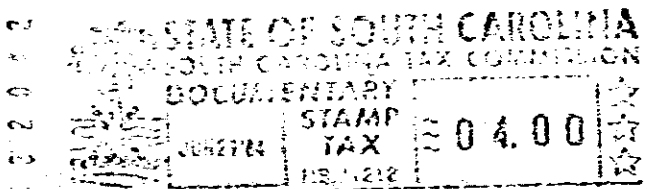
TO ALL WHOM THESE PRESENTS MAY CONCERN: Paul L. Hester and Penny D. Hester

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Bank of Travelers Rest, P. O. Box 485, Travelers Rest, South Carolina 29690 (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

Ten Thousand and No/100ths-----DOLLARS (\$ 10,000.00),
with interest thereon from date at the rate of ----- per centum per annum, said principal and interest to be repaid:

in 120 equal payments of \$158.28 per month commencing on July 22, 1984, and continuing in successive payments until paid in full.



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, 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 western side of Lajuan Drive, being shown and designated as Lot No. 18 on Plat of Stratford, Sec. II, (Revised), prepared by Campbell & Clarkson Surveyors, Inc., dated September 15, 1975, recorded in Plat Book 5D at Page 90 and being described more particularly according to said plat, to-wit:

BEGINNING at an iron pin on the western side of Lajuan Drive at the joint front corner of Lots 18 and 19 and running thence along the common line of said lots S 83-10 W, 173.77 feet to an iron pin at the joint rear corner of said lots; thence N 15-49 W, 80 feet to an iron pin at the joint rear corner of lots 17 and 18; thence along the common line of said lots N 82-52 E, 184.54 feet to an iron pin at the joint front corner of said lots on the western side of Lajuan Drive; thence along said Drive S 08-26 E, 63.1 feet to an iron pin; thence S 06-53 E, 16.9 feet to an iron pin, the point of beginning.

DERIVATION: Deed of Bobby Joe Jones Builders, Inc. recorded April 18, 1979, in Deed Book 1100 at page 762.

The lien of this mortgage is junior and secondary to that mortgage of Paul L. Hester and Penny D. Hester to Bank of Travelers Rest in the original amount of \$36,000.00 dated April 13, 1979, and recorded April 18, 1979, in Book 1463 at page 594.

AT THE OPTION OF THE MORTGAGEE, THE INDEBTEDNESS SECURED HEREBY SHALL BECOME DUE AND PAYABLE IF THE MORTGAGOR SHALL CONVEY THE MORTGAGED PREMISES OR IF THE TITLE THERETO SHALL BECOME VESTED IN ANY OTHER PERSON OR PARTY FOR ANY OTHER REASON WHATSOEVER.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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