

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

VOL 1693 PAGE 315

GREENVILLE
MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:
SEP 26 4 04 PM '84
DONNIE E. JANKERSLEY
R.M.C.

WHEREAS, D. ALLEN WEST

(hereinafter referred to as Mortgagor) is well and truly indebted unto COMMUNITY BANK, a coporation organized and existing under the laws of the State of South Carolina,

(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

THIRTY THOUSAND AND 00/100ths

Dollars (\$ 30,000.00) due and payable

according to the terms of that certain promissory note executed by the Mortgagor to the Mortgagee on September 19, 1984, which note provides for the payment of principal and interest as specified in said note.

with interest thereon from date 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 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

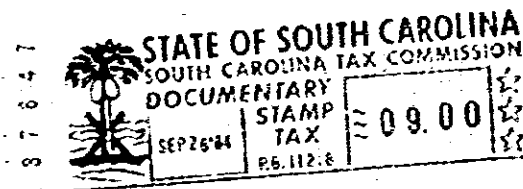
ALL THAT certain piece, parcel or lot of land, lying, being and situate in the State of South Carolina, County of Greenville, City of Greer, Chick Springs Township, on the North side of Church Street, and being shown and designated by Lot. No. "B" on a Plat of the property made for George W. Davenport, et al., by Wolfe & Huskey, Inc., Engineering and Surveying, dated September 26, 1979 and having such metes and bounds, courses and distances as appear by reference to said Plat in Plat Book 7N at Page 27 of the Greenville County RMC Office.

This is part of the identical property conveyed to the Mortgagor by deed of George W. Davenport and Ellen D. Kirchner, formerly Ellen W. Davenport as recorded in the Greenville County RMC Office on February 25, 1980 and recorded in Deed Book 1121 at Page 80.

This Mortgage is second and junior in lien to that mortgage from D. Allen West to Citizens Building and Loan Association, Greer, S.C. in the original amount of Fifty Thousand and 00/100ths (\$50,000.00) Dollars, recorded in the Greenville County RMC Office on August 11, 1988 in Mortgage Book 1510 at Page 604. This second mortgage is given to secure an indebtedness by the Mortgagor to the Mortgagee for part of the total amount evidenced in the promissory note referenced above.

GC10

SECTION
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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 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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