

MORTGAGE OF REAL ESTATE -

BOOK 1430 PAGE 178

Mortgagee's mailing address: P. O. Box 2132, Greenville, S. C. 29602  
STATE OF SOUTH CAROLINA GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE  
COUNTY OF GREENVILLE

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FILED  
APR 27 3 00 PM '79  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. TANKERSLEY  
R.M.C.

WHEREAS, Arnold D. Roberts, Jr.

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

(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 and 00/100

Dollars (\$ 7,500.00 ) due and payable

on part prepared by the Mortgagor, and being recorded in the RMC Office for said County in Plat Book E, Page 99 (said stake being approximately 377 feet east from the eastern side of Rutherford Street and 718 feet west from the Western side of Robinson Street), and running thence from said stake and with the South side of Earle Street, S. 85-38 E. 66 feet to a stake; thence S. 2-46 W. 185.2 feet to a stake; thence N. 84-19 W. 64-1/2 feet to a stake; thence N. 1-0 E. 184-1/2 feet more or less, to the beginning point.

Being the same property conveyed to the mortgagor by deed of mortgagee of even date, to be recorded herewith.

It is also a condition of this mortgage that, in the event the mortgagor herein becomes in default on his first mortgage to Fidelity Federal Savings and Loan Association of Greenville in the original principal sum of \$36,800.00, dated April 26, 1978, such default will automatically constitute a default in this mortgage and give the holder thereof the right to foreclose to protect the obligation secured by this mortgage, at the option of the holder thereof.

This is a second mortgage junior to the first mortgage of Fidelity Federal Savings and Loan Association listed above.

*This note is paid in full Mar And 1979  
Frederica McCallum*

*Wm. Patrick H. ... 25303*

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 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 Mortgagee covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good-right title 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 Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

GREENVILLE OFFICE SUPPLY CO. INC.

GCTO ----- 2 APR 27 78 023

GREENVILLE CO. S. C. MAR 5 1979  
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DONNIE S. TANKERSLEY  
R.M.C.  
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