

MORTGAGE OF REAL ESTATE -

VOL 1675 PAGE 208

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE BOOK 87 PAGE 1437

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

JUL 31 2 11 PM '84
DONNIE L. WILLIAM R. FAIRBANKS,
KING

(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 ONE HUNDRED SIXTY THOUSAND AND NO/100
Dollars (\$160,000.00) due and payable

120 days from date (Due November 28, 1984)

1% above prime

pin; thence continuing down center line of Foothills Road S. 37-10 E. 20.37 feet, S. 37-05 E. 79.55 feet, and S. 39-22 E. 718.97 feet to railroad spike at joint corner of a 9-acre tract of land this day acquired; running thence down joint line of said tracts S. 33-42 W. 593.88 feet to iron pin; running thence N. 56-18 W. 215.85 feet to iron pin; running thence S. 33-42 W. 356.81 feet to iron pin running thence S. 16-58 W. 402.31 feet to middle of creek; running thence down center line of said creek which is the line N. 85-21 W. 150 feet to a concrete monument; running thence N. 16-58 E. 250 feet to iron pin; thence N. 11-39 W. 500 feet to iron pin; thence N. 58-17 W. 120 feet to iron pin; thence N. 40-14 W. 120 feet to iron pin; thence N. 30-06 E. 540 feet to iron pin; thence N. 51-59 E. 649.56 feet to point of beginning.

This being a portion of property conveyed to the Mortgagor herein by deed of Carl Bonnet, Sr., of even date herewith and recorded in the RMC Office of Greenville County simultaneously herewith.

FILED
GREENVILLE
DEC 6 4 42 PM '84
DONNIE S. FAIRBANKS
R.M.C.

STATE OF SOUTH CAROLINA
RECORDS AND TAX DEPARTMENT
STAMP TAX 48.00

PAID & SATISFIED
DEC 6 1984
This 29 Day of Nov, 1984
WITNESS
Community Bank
Cashier

17190
Donnie L. Fairbanks
KMC

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 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.

GREENVILLE OFFICE SUPPLY CO. INC.