

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, James W. Bunn and K. Sue Bunn,

COMMUNITY BANK

ONE HUNDRED THOUSAND AND NO/100 -----DOLLARS \$100,000.00

Per terms of note of even date herewith.

with interest thereon from \_\_\_\_\_ at the rate of \_\_\_\_\_ per cent per annum to be paid

WHEREAS, the Mortgagee has received from the mortgagors the sum of \_\_\_\_\_ Dollars as may be advanced to or for the Mortgagee's account to satisfy the requirements of the Mortgagee for the purpose of \_\_\_\_\_

NOW KNOW ALL MEN, that the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and to have a lien and priority upon the premises which the Mortgagee has advanced to or for his account to the Mortgagee, and also in consideration of the further sum of \_\_\_\_\_ Dollars \$100.00 to the Mortgagee in hand well and truly paid by the Mortgagee, and being the value and value of these presents, the Mortgagee, who is hereby acknowledged, has granted, bargained, sold, aliened, conveyed, released, and released unto the Mortgagee, its heirs and assigns

ALL that certain parcel of land, situate, lying and being in the County of Greenville, being known and designated as Lot No. 77 on a Plat of Holly Tree Plantation, dated May 28, 1973, prepared by Enwright Associates, Inc., recorded in the R.M.C. Office for Greenville County, in Plat Book 4-X, at Page 37, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western edge of Spring Hill Drive, at the joint front corners of Lots 77 and 78 and running thence with the line of said lots, N. 66-51 Min.-41 Sec. W., 176.39-feet to an iron pin; thence N. 30-50 Min.-22 Sec. E., 126.07-feet to an iron pin at the joint rear corners of lots 76 and 77; thence with the joint line of said lots, S. 60-42 Min.-59 Sec., E. 126.26-feet to an iron pin on the western edge of Spring Hill Drive; thence with the edge of Spring Hill Drive, S. 26-26 Min.-39 Sec., W. 65.00-feet to an iron pin; thence continuing with the edge of Spring Hill Drive, S. 2-50 Min., 22 Sec., W., 87.33-feet to an iron pin being the point of beginning.

This being the same property conveyed to the mortgagors by deed of Holly Tree Plantation, a Limited Partnership, as recorded in the R.M.C. Office for Greenville County in Deed Book 192, at Page 358 on January 17, 1974.

This being junior in lien to that certain mortgage to United Federal Savings & Loan Association as recorded in the R.M.C. Office for Greenville County in Mortgage Book 1300, at Page 333 on January 22, 1974, and having an approximate balance of \$48,800.00.

DEED BOOK 192 PAGE 358  
MORTGAGE BOOK 1300 PAGE 333  
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together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining to the premises, and every and every which may arise or be had thereon, and including all heating, plumbing, and heating fixtures, and every and every which may be or be fitted thereto in any manner, it being the intent of the parties hereto that all fixtures and appurtenances, whether the same be or be fitted to be 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, hereby certifies that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and lawful authority 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 certifies that it is duly licensed and qualified to execute the same, and that the Mortgagee has received from the mortgagors and a person who has ever had title to the premises the sum of \_\_\_\_\_ Dollars and cents and the Mortgagee and a person who has ever had title to the premises the sum of \_\_\_\_\_ Dollars and cents.

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