

416 East North Street
Greenville, S.C.

REC-100 S.C.
FEB 01 PM '80

BOOK 1496 780

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

WALTERSLEY MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Thomas M. Doherty and Carolyn J. Doherty

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Bank, Greenville, 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

Six-Thousand Two-Hundred One and 72/100 ----- Dollars (\$ 6,201.72) due and payable

In Thirty-Six (36) equal monthly installments of One-Hundred Seventy-Two and 27/100---(\$172.27) per month, beginning on April 1, 1980, and continuing monthly thereafter until paid in full.

with interest thereon from February 25, 1980 the rate of 8% per centum per annum, ~~to be paid~~ from maturity, to be paid: AS SET FORTH ABOVE

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 Greenville, and being known and designated as Lot No. 78 on a Plat of Holly Tree Plantation recorded in Plat Book 4X at Pages 32-37, inclusive, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at a point on the northwestern side of Spring Hill Drive at the joint front corner of Lots Nos. 77 and 78 and running thence S2-50-22W 119.68 feet to a point; thence continuing S41-50-11W 19.58 feet to a point; thence running N62-39W 227.60 feet to a point; thence running N30-50-22E 115.0 feet to a point; thence running S66-51-41E 176.39 feet to a point, the point of beginning.

Derivation: Deed Book 1107, Page 441, Glenn H. Spears, et al., 7/23/79.

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF THE COUNTY OF GREENVILLE, SOUTH CAROLINA, THIS 23rd DAY OF FEBRUARY, 1980.

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 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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