

P O Box 969, Pleasantburg Branch, Greenville, S. C. 29606

GREENVILLE, S. C.  
MORTGAGE OF REAL ESTATE—Offices of John P. Cheros, Attorney at Law, Greenville, S. C.

MAY 27 PM '80

BOOK 1500 PAGE 336

JOHN A. HAMBERIS  
JAMES LALAS

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: OLGA HAMBERIS,  
JOHN A. HAMBERIS AND JAMES LALAS

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto THE SOUTH CAROLINA NATIONAL 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 Thirty Nine Thousand Three Hundred Ninety nine and 78/100----- DOLLARS (\$ 39,399.78-); with interest thereon from ~~xxx~~ maturity at the rate of nine per centum per annum, said principal and interest to be repaid:

Due and payable in forty two equal monthly installments of \$938.09 each, beginning May 10, 1980, and continuing on the tenth day of each month until paid in full

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,

All that piece, parcel or tract of land, lying in the State of South Carolina, County of Greenville, containing 0.88 acres, as shown on plat recorded in Plat Book 7 0 at page 15 and having such courses and distances as will appear by reference to said plat.

This property is subject to a 10 foot walk easement along a portion of the northern boundary of said property and a 7.5 foot drive easement extending along the portion of the southern boundary, said drive easement is shown as a 12 foot easement on the above referred to plat but was reduced to a 7.5 foot drive easement by quitclaim deed recorded in Deed Book 1123 at page 615 on April 8, 1980.

Also, all of the mortgagors' right, title and interest in and to a 25 ft. wide easement for ingress and egress described in a deed from Market Insight Corporation to Cen Cor, Inc., dated August 31, 1979, and all other easements shown on the plat recorded in Plat Book 7 0 at page 15.

Being the same property conveyed by Sylvia P. Cheros by deed recorded herewith.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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