

MORTGAGE STAMPS BASED ON \$7,000.00

BOOK 1519 PAGE 181

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

RECORDED
S.C.
OCT 11 1980
RUSLEY

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, WILLIAM M. CANTRELL & VACRETIA A. LOVETT CANTRELL, formerly known as VACRETIA A. LOVETT (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 Eleven Thousand One Hundred Forty Seven & 40/100-----Dollars, \$ 11,147.40; due and payable September 15, 1980,

with interest thereon from date at the rate of 16 1/2 per centum per annum, to be paid monthly installments of \$189.79, to be paid in full on or before August 15, 1985. 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, on the western side of King Street now known as Von Hollen Drive being shown and designated as Lots 11 and 12 on a plat of property of Ethel Y. Perry Estate, made by W.J. Riddle, Surveyor, dated August, 1947, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 50, Page 49, reference to which is hereby craved for the metes and bounds, thereof.

This being the identical property conveyed to Vacretia A. Lovett by deed of Donald E. Mason, recorded September 29, 1977, in Deed Book 1065 at Page 863, and a one-half interest to William M. Cantrell by deed of Vacretia A. Lovett Cantrell, formerly known as Vacretia A. Lovett, to be recorded on even date herewith.

This Mortgage being second, junior in lien to that certain Mortgage held by Collateral Investment Company as recorded May 30, 1976, in REM Book 1368, Page 536, RMC Office, Greenville County in the original amount of \$9,780.00.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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.

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