

0600

8. North St. Greenville

FILED
GREENVILLE CO. S. C.

BOOK 77 PAGE 690
BOOK 1435 PAGE 814

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 21 3 31 PM '82
JOHNNIE S. TANKERSLEY
R.M.C.

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

WHEREAS, Donald M. Ball and Venice S. Ball

(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 Thirty-Five Thousand and No/100-----

----- Dollars (\$ 35,000.00) due and payable
in sixty (60) monthly payments of Seven Hundred Forty-Three and 65/100
(\$743.65) Dollars beginning July 22, 1978

with interest thereon from July 22, 1978 at the rate of Ten(10) per centum per annum, to be paid: monthly

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) as the Mortgagee in hand well and truly paid for the

It is hereby acknowledged that the mortgage interest conveyed herein is second and junior in nature to the mortgage held on the above described property by Fidelity Federal Savings and Loan Association recorded in the R.M.C. Office for Greenville County in Mortgage Book 1309 at Page 57.

25315

JUN 17 1982

PAID & SATISFIED

This 16th Day of June, 1982

COMMUNITY BANK

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S. C.

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 thereon, 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 Mortgagee 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 whatsoever lawfully claiming the same or any part thereof.

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