

HORTON, DRAWDY, HAG WARD & JOHNSON, P.A. 307 PETTIGRU ST., GREENVILLE, S.C. 29603  
STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

VOL 1371 PAGE 71  
BOOK 87 PAGE 893

MORTGAGE OF REAL ESTATE

JUL 5 4 30 PM '84

PAID & SATISFIED

This 7 Day of Nov, 1984

WHEREAS, DONNIE S. WATKINS, III  
WARDRY D. RAMSEUR, III

14363

(hereinafter referred to as Mortgagor) is well and truly indebted unto

COMMUNITY BANK  
WITNESS

(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-FOUR THOUSAND AND NO/100

on or before January 5, 1985,

Dollars (\$ 34,000.00) due and payable

with interest thereon from date at the rate of 13 3/4 per centum per annum, to be paid as provided in said note; and

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 piece, parcel or lot of land situate, lying and being on the Southern side of Cleveland Street, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as a portion of Lots Nos. 28 and 29 as shown on a plat of the Estate of Tully P. Babb, recorded in the RMC Office for Greenville County, South Carolina in Plat Book QQ, at Pages 162 and 163, and according to a plat of the property of J. R. Flinkingshelt, prepared by Carolina Engineering and Surveying Company, dated September 15, 1964, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Cleveland Street, 378.2 feet east from South Pleasantburg Drive, and running thence with the Southern side of Cleveland Street S. 73-21 E. 49.3 feet, thence S. 77-34 E. 56 feet, and thence S. 86-34 E. 194.7 feet to an iron pin at the corner of Lot No. 52; thence with the line of Lots Nos. 52 and 51 S. 4-30 W. 360 feet to an iron pin; thence N. 87-38 W. 228 feet to an iron pin; thence N. 6-53 W. 111.4 feet, and thence N. 5-33 W. 278 feet to the point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of Furman University, dated June 26, 1984, and recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1216, at Page 380, on July 5, 1984.

HORTON, DRAWDY, WARD & JOHNSON, P.A.  
Attorneys At Law  
Fed. Office Bldg. 1017, F.S.

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.

*Donnie S. Watkins, III*  
*Wardry D. Ramsey, III*

NOV 12 1984

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Notarized