

VOL 1888 PAGE 109

MORTGAGEE'S ADDRESS:  
Post Office Box 6807  
Greenville, S. C. 29606

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S.C.  
JUN 18 12 25 PM '84

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

WHEREAS, **MARK W. BRANYON AND MARY B. BRANYON**

(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 **TEN THOUSAND SIX HUNDRED NINETY-SIX AND 05/100**

Dollars (\$ 10,696.05 ) due and payable

IN **EIGHTY-FOUR (84)** equal monthly installments of **Two Hundred Three and 41/100 (\$203.41)** Dollars per month beginning on **July 15, 1984** and continuing monthly until paid in full.

APR

with interest thereon from **June 15, 1984** at the rate of **14.50%** per centum per annum, to be paid: **AS SET OUT 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**

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina and being shown and designated as **Lot No. 9** on a plat of **Sun Land Properties, Inc.**, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book **"10-Q"** at Page **59**. This property is the same as **Lot 8** and a part of **Lot 1** on a plat of **CLARJEA HEIGHTS** recorded in Plat Book **"10-M"** at Page **19**, reference is made to the former plat for a more particular description thereof.

Derivation: Deed Book 1215, Page 144 - Donald J. Williams, Sr. 6/15/84

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STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
JUL 18 1984  
STAMP  
TAX  
04.28

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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