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 FILED
 GREENVILLE CO. S. C. PURCHASE MONEY MORTGAGE BOOK 63 PAGE 567
 MORTGAGE OF REAL ESTATE—Offices of KENDRICK, STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.
 JAN 28 11 57 AM '79 BOOK 1359 PAGE 83
 STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 DONNIE S. TANKERSLEY MORTGAGE OF REAL ESTATE
 R.M.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, JAMES R. POWELL II and SIDNEY D. GARRETT
 (hereinafter referred to as Mortgagor) is well and truly indebted unto CARL R. MASSEY and FRANCES M. MASSEY

(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

Twenty Thousand and No/100 - - - - - Dollars (\$20,000.00) due and payable

as set forth in note of even date

AS a condition to this mortgage, the mortgagors herein expressly agree that the building located on the lot hereinabove described is to be used as a grocery store until the mortgage is satisfied and cancelled and also that the fixtures on the premises are not to be disposed of until the mortgage is satisfied and cancelled.

JAN 4 - 1979
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 GREENVILLE CO. S. C.
 PAID IN FULL THIS 3rd day of January, 1979. 4 12 47 PM '79
 DONNIE S. TANKERSLEY R.M.C.
 CARL R. Massey
 FRANCES M. Massey
 19576
 WITNESSES:
 JUDY D. HEMBREE
 CARROLL D. MARSH

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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