

FILED
 THE CITY ASSUMES THE STAMPS AND RECORDING FEES.

RICHARDSON AND JOHNSON, P. A. JAN 19 1980 12 17 PM '80 S. C. 29602

BOOK 1455 PAGE 145

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }
 DONNIE S. TANKERSLEY
 R.H.C.

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

BOOK 69 PAGE 1254

WHEREAS, RICH-FOX ENTERPRISES, a partnership

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company
 P.O. Box 404
 Easley, South Carolina 29640

(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 FIFTEEN THOUSAND AND NO/100-----

-----Dollars (\$ 15,000.00) due and payable

ALSO: ALL that piece, parcel or lot of land in Greenville Township, Greenville County, South Carolina, and being known and designated as Lots Number 104 and 105 of the property of McBee Estates according to a plat of said property made by Dalton and Neves in March 1941, which plat is recorded in the RMC Office for Greenville County, South Carolina, said lots having the following metes and bounds, to-wit:

BEGINNING at an iron pin at a point 225 feet from the Northeast corner of Lindburgh Avenue and Queen Street, joint corner of Lots 103 and 104, and running thence with said lots North 26-15 East 127 6/10 feet to a point in the lint of Lot Number 99, being the joint corner of Lots Number 105 and 106, thence South 26-15 West 136 feet to joint corner of Lots 105 and 106 on Lindburgh Avenue, thence with said Lindburgh Avenue North 63-46 West 100 feet to the point of BEGINNING.

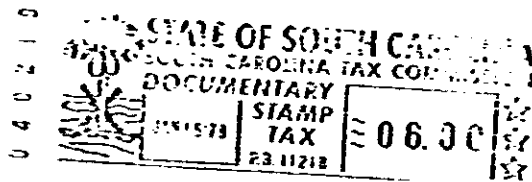
This being the same property conveyed to the Mortgagor herein by deed of Martha G. Shives dated September 7, 1978 and recorded in Deed Book 1086 at page 961 in the office of the RMC for Greenville County, S.C.

23026

The debt hereby secured is paid in full and the lien of this instrument is satisfied this 25 day of

Jan 19 80
 Southern Bank & Trust Co.

Witness
[Signature]
[Signature]
 Donnie S. Tankersley
 RMC



JAN 25 4 11 PM '80
 R.H.C.
 DONNIE S. TANKERSLEY
 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 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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