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MORTGAGE OF REAL ESTATE BY A CORPORATION - Prepared by WILLIAMS & HENRY, Attorneys at Law, Greenville, S. C.

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE Dec 13 3 25 PM '79

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

DONNIE S. TANKERSLEY
R.M.C.

WHEREAS, Brown Enterprises of S. C., Inc.

a corporation chartered under the laws of the State of South Carolina
(hereinafter referred to as Mortgagee) is well and truly indebted unto L. H. Tankersley, as Trustee

(hereinafter referred to as Mortgagor) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Sixteen Thousand One Hundred Twenty Five and

No/100----- Dollars (\$ 16,125.00) due and payable

June 12, 1980

WILLIAMS & HENRY

L. H. Tankersley

with interest thereon from date at the rate of 12% per centum per annum, to be paid:

at maturity

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee may be indebted to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) due to the Mortgagee in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the aforesaid Mortgagee, as acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, the Mortgagee's heirs, successors and assigns:

with the intent that the said debt and the said further sums shall be paid by the Mortgagee to the Mortgagee, his heirs, successors and assigns.

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All those certain pieces, parcels or lots of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville and being known as designated as Lots Nos. 164, 165, 166, 184 and 185 of Sunny Slopes Subdivision, Section 1 Year, according to a plat prepared of said property by C. O. Riddle, Surveyor, November 11, 1976, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 5-E, at Page 11, to which said plat reference is made for a more complete description thereof.

The within property is the same property conveyed to the mortgagor herein by that certain deed of L. H. Tankersley, as Trustee, of even date herewith and which said deed is being filed simultaneously with this instrument in the R.M.C. Office for Greenville County, South Carolina. (See Deed Book 953, at Page 46 and Deed Book 53, at Page 25.)

The within mortgage is given to L. H. Tankersley, as Trustee, under that certain deed of trust and trust agreement, both dated December 6, 1972, and both of which are recorded in the R.M.C. Office for Greenville County, South Carolina.

The mortgagor herein agrees that he will release from the lien of the within mortgage any of the aforesaid parcels of real estate upon the payment to him of the sum of Four Thousand Three Hundred and No/100 (\$4,300.00) Dollars.

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RECORDED
GREENVILLE CO. S. C.
NOV 18 1979
TANKERSLEY

W. Williams
L. H. Tankersley
D. P. Paul

Together with all and singular rights, incidents, hereditaments, and appurtenances to the same belonging in any way accident or appertaining, and all of the rents, issues, and profits which may now or hereafter accrue or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or 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 Mortgagee 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 Mortgagee and all persons whomsoever lawfully claiming the same or any part thereof.

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