

FILED
GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA OCT 31 12 59 PM '72

COUNTY OF GREENVILLE ELIZABETH RIDDLE
R.M.C.

MORTGAGE OF REAL ESTATE

Whereas, JOE E. BUTLER

of the County of Greenville, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to STEPHENSON FINANCE COMPANY, INC., CONSUMER CREDIT COMPANY DIVISION, a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference

in the principal sum of ONE THOUSAND ONE HUNDRED FIFTY TWO & No/100 Dollars (\$ 1,152.00), and,

Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his successor in title, at any time before the cancellation of this mortgage, which additional advance(s) shall be evidenced by the Note(s) or Additional Advance Agreement(s) of the Mortgagor, shall bear such maturity date and other provisions as may be mutually agreeable, which additional advances, plus interest thereon, attorneys' fees and Court costs shall stand secured by this mortgage, the same as the original indebtedness, provided, however, that the total amount of existing indebtedness and future advances outstanding at any one time may not exceed the maximum principal amount of

TEN THOUSAND THREE HUNDRED TWENTY FIVE & NO/100--- Dollars (\$ 10,325.00), plus interest thereon, attorneys' fees and Court costs.

Now, Know All Men, the Mortgagor in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of One Dollar (\$1.00) 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns the following described property:

ALL that lot of land in the State of South Carolina, County of Greenville, in Dunklin Township, lying on the easterly side of Cooley Bridge Road, and being known and designated as Tract No. 2 on a plat of property of George W. Arnold, prepared by W. J. Riddle, Surveyor, in December 1948 and containing 2.63 acres. Said lot fronts on the easterly edge of Cooley Bridge Road a distance of 410 feet and measures 265 feet on its northerly side and 309.4 feet on its southerly side. This is the identical property conveyed to the mortgagor by deed of Jerry Young recorded in the RMC Office for Greenville County.