

WHEREAS, JOHN E. JOHNSTON, TRUSTEE

(hereinafter referred to as Mortgagor) is well and truly indebted unto

CARROLL G. LOLLIS

(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

THIRTY-THREE THOUSAND SEVEN HUNDRED AND 00/100 Dollars (\$ 33,700.00) due and payable

ACCORDING TO THE TERMS OF A NOTE OF EVEN DATE EXECUTED BY JOHN E. JOHNSTON, ARTHUR G. MEAKIN, J. KEITH BLINCOW, E. D. JERVEY, ROBERT L. BROWN AND MELVIN P. BELL

with interest thereon from APRIL 1, 1974 at the rate of SIX per centum per annum, to be paid: MONTHLY

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, the Mortgagee's heirs, 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

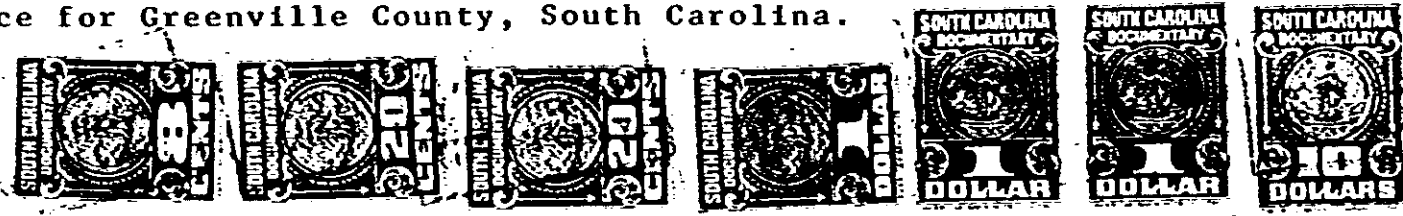
ALL that piece, parcel or lot of land in Oaklawn Township, Greenville Co., S. C., and having the following metes and bounds, to-wit:

BEGINNING at a point in a county highway on the corners of this tract and property formerly belonging to Ramsey Lollis and running thence N. 43-21 W., 1,412 feet to a stake on the branch; thence S. 53-30 W. 400 feet to an iron pin on the southern bank of said branch common corners of this tract and the land of J. W. Pearson; thence S. 2-10 W. 1,367 feet to a red oak; thence S. 25-0 E. 266 feet to a point in the center of the said county road; thence N. 65-0 E. 669.5 feet to a bend in said road; thence N. 48-30 E., 500 feet to a bend in said road; thence N. 51-45 E. 290.6 feet to the point and place of BEGINNING, and containing 33 acres, more or less.

ALL that piece, parcel or lot of land in Oaklawn Township, Greenville Co., S. C., just north of a county road leading from Pelzer to Woodvale containing 36.27 acres more or less according to a plat made by W. J. Riddle, Surveyor, March, 1947, and revised by C. O. Riddle, Surveyor, May 1, 1953, and according to said revised plat, having the following courses and distances, to-wit:

BEGINNING at a large red oak; thence N. 10 E., 1,367 feet to an iron pin on branch, thence following branch as the property line as follows: S. 47-11 W. 133 feet; S. 38-31 W. 96 feet; S. 57-44 W. 181.7 feet; S. 61-29 W. 200 feet; S. 25-39 W. 170 feet; S. 47-45 W. 302 feet; S. 72-50 W. 110 feet; S. 49-35 W. 130 feet; S. 40-54 W. 365 feet; S. 48-14 W. 165 feet; S. 39-51 W. 300 feet; S. 16-01 W. 317 feet; S. 51-51 W. 126.3 feet to an iron pin at or near the junction of two branches; thence up second branch as the new line S. 68-0 E. 284 feet; S. 76-30 E. 319 feet; N. 65 E. 200 feet; N. 27-0 E. 176 feet; N. 80-15 E. 247 feet; N. 68-00 E. 760.5 feet to the corner of BEGINNING.

The above two tracts consist of 69 acres, more or less, at Route 3, Pelzer, S. C., and are the same property conveyed to me by deeds of Ramsey Lollis recorded in Deed Book 635 at page 546 and Deed Book 705 at page 150 in the RMC Office for Greenville County, South Carolina.



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 is 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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