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MORTGAGE OF REAL ESTATE—Office of Chero and Patterson, Attorneys at Law, Greenville, S. C.
R. K. D.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Edward H. Hembree Builders, Inc.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Holly Tree Plantation

(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 Seven Thousand Seven Hundred

Eighty-eight and 75/100----- DOLLARS (\$7,788.75---),
with interest thereon from date at the rate of seven per centum per annum, said principal and interest to be repaid:

Balance to be repaid upon mortgagor obtaining second draw on construction loan covering this property or 12 months from the date of this instrument, whichever occurs first. Interest to accrue at 7% per annum commencing upon completion of water and sewer lines and binder pavement.

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, its 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 certain piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, shown as Lot 41A on plat of Holly Tree Plantation, Section 2, recorded in Plat Book 5D at pages 47 and 48 and having such courses and distances as will appear by reference to said plat in the RMC Office for Greenville County.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

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