Law Offices of Brissey, Lather, Bayssoux. Smith and Sarbere, P.A.

STATE OF SOUTH CAROLINA CONTROL OF PH 179

COUNTY OF GREENVILLE TANKERSLEY

MORTGAGL OF REAL ESTATE

MORTGAGL PRISERED

MORTGAGL PAR 209

MORTGAGL PRESERVE MAY CONCERN:

WHEREAS, Edgar Schultz

discreinafter referred to as Mortgagor) is well and truly indebted arto. Southern Bank and Trust Company

therein after referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of the date has the terms of which are incorporated herein by reference, in the sum of

according to the terms thereof, said note being incorporated herein by reference

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WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further stone 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 or any other and further sums for which the Mortgagor may be included to the Mortgagor at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand west and truly paid by the Mortgagor at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, barganed sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagor, its successors and assigns.

"Mil. that certain piece, parcel or lot of land, with all improvements decreon, or hereafter constructed thereon, situate, lying and being in the iteral South Carolina, County of Greenville, on the northwestern side of Elaine Avenue (formerly Keasler Street) being shown and designated as portions of Lots Nos. 31, 32, 34 and 35 of Pine Brook Subdivision and an adjoining tract, on a plat recorded in the RMC Office for Greenville County in Plat Book Z, page 148, and having according to a plat of the PROPERTY OF EDGAR SHULTZ, made by Jones Engineering Service, dated October 22, 1974, recorded in the RMC Office for Greenville County, in Plat Book 5-I, page 92, the following metes and bounds, to-wit:

Beginning at an iron pin on the northwestern side of Elaine Avenue at the southern edge of a 100 foot right of way owned by Duke Power Company and running thence along said side of Elaine Avenue, S. 22-40 E. 75 feet to a point; thence through Lots 35, 34, 32 and 31, S. 72-53 W. 230.2 feet to a point; thence N. 33-31 W. 98.3 feet to a point; thence through said Duke Power Company right of way, N. 16-20 E. 235.5 feet to an iron pin on Elaine Avenue; thence along the northwestern side of Elaine Avenue, S. 33-32 E. 69.5 feet to an iron pin, the point of beginning.

THIS IS A SECOND MORTGAGE, junior in lien to that certain mortgage given by Edgar Schultz to Melton, Allen & Williams, Inc. on October 30, 1974 and being recorded in the RMC Office for Greenville County in Martgage Book 1326 at page 538.

This is the same property conveyed to the mortgagor by deed of John Puckett dated October 30, 1974 and recorded in the RMC Office for Greenville County in Deed Book 1009 at page 716.

The mortgagee's address is: PO Box 544, Travelers Rest, SC 29690

TO STATE OF SCUIFF CAS. HILA NO. 10 CO. 10 C

Together with all and singular rights, mercoles haved time is suid up into in exploit to the came transition. A provinced of approximing, and all of the rents, usines, and profits which may alose or be not discriming a forecoming all normal phone goes by ting fixings now or hereafter attached, connected, or fitted thereto in any normal, it be in the parties besite of that the result of the considered a part of the considered a part of the considered a part of the considered apart o

TO HAVE AND TO HOLD, all and singular the land greens ex unto the Montgagee, its heavy one livers and assigns, foreser.

The Mortgagor covenants that it is lawfully socied at the recommendation of described a role ample absolute, that it has good right and it lawfully authorized to sell, convey or encounter to a sell, and the sell, convey or encounter to a sell of the Mortgagor further coverants to worrant a fit reservible of the sample of the sell previous and the Mortgagor and all persons when every low to victimize the sell part thereof.

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