

MORTGAGE OF REAL ESTATE—Office of Wyche, Burgess, Freeman & Parham, P.A. Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PURCHASE MONEY
MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Walter S. Griffin; William S. Ivester & Joe A. Ivester; Power Control Company, a S.C. Corporation; First Piedmont Bank & Trust Company, Trustee of Freeman Mechanical, Inc. (hereinafter referred to as Mortgagor) SEND (S) GREETING: Profit Sharing Trust

WHEREAS, the Mortgagor is well and truly indebted unto Bankers Trust of South Carolina & * (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 Sixty-five Thousand Dollars

DOLLARS (\$ 65,000.00)

with interest thereon from date at the rate of 7 1/2 per centum per annum, said principal and interest to be repaid as follows: Principal balance and accrued interest to be repaid in ten equal annual installments, in the amount of \$6,500.00 each, plus interest thereon, with right of prepayment without penalty.

* Bertha B. Bozeman, Trustees Under the Will of Bennie W. Burdette, deceased.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced 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 heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon: All those certain pieces, parcels or lots of land lying and being in Greenville County, South Carolina, as described on Exhibit A attached hereto and made a part hereof.



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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