

MORTGAGE OF REAL ESTATE—Offices of ~~Dec 30 10 02 AM 1968~~ Thomson, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH  
R. M. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. Hamilton Stewart, III and Blanche I. Stewart  
(hereinafter referred to as Mortgagee) SEND(S) GREETING:

WHEREAS, the Mortgagee is well and truly indebted unto Juanita Groff Realtors and Joseph A. Mack and Irma Lee Hamilton (hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

One thousand five hundred sixty and 00/100-----DOLLARS (\$1,560.00 ), with interest thereon from date at the rate of -6- per centum per annum, said principal and interest to be repaid:

Twenty-four (24) months from the date of the mortgage. The mortgagee has the right to anticipate full payment at any time during this period without penalty.

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagee 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 Mortgagee 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, being known and designated as Lot 32 as shown on a plat of the Estate of D. T. Smith recorded in Plat Book H at page 279, and being more particularly described according to said plat as follows:

BEGINNING at an iron pin on the north side of Mount Vista Avenue, which pin is 300 feet from the intersection of Mount Vista Avenue and Rock Creek Drive and is the joint front corner of Lots 32 and 34, and running thence with the joint line of said lots, N 25-20 W 200 feet to an iron pin; thence S 64-40 W 100 feet to an iron pin at the rear corner of Lot 30; thence with said line of Lot 30, S 25-20 E 200 feet to an iron pin on the north side of Mount Vista Avenue; thence with said Avenue, N 64-40 E 100 feet to the point of beginning.

This being the same property conveyed to the mortgagees by deed to be recorded herewith.

It is expressly understood by the mortgagees herein that this mortgage is junior to the mortgage on this property held by Fidelity Federal Savings & Loan Association recorded in Mortgage Book 1092 at page 352.

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.