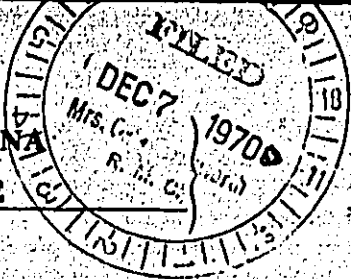


RECORDING FEE
PAID \$ 2.50
DEC 7 1970
13342



BOOK 1174 PAGE 549

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

Whereas, CHARLES H. JONES, JR. AND GAIL A. JONES

of the County of GREENVILLE, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to STEPHENSON FINANCE COMPANY, INC., CONSUMER CREDIT COMPANY DIVISION, a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference

in the principal sum of Ten Thousand Three Hundred Twenty and no/100 Dollars (\$ 10,320.00), and,

Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his successor in title, at any time before the cancellation of this mortgage, which additional advance(s) shall be evidenced by the Note(s) or Additional Advance Agreement(s) of the Mortgagor, shall bear such maturity date and other provisions as may be mutually agreeable, which additional advances, plus interest thereon, attorneys' fees and Court costs shall stand secured by this mortgage, the same as the original indebtedness, provided, however, that the total amount of existing indebtedness and future advances outstanding at any one time may not exceed the maximum principal amount of

Ten Thousand Three Hundred Twenty Five and no/100 Dollars (\$ 10,325.00), plus interest thereon, attorneys' fees and Court costs.

Now, Know All Men, the Mortgagor in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of One Dollar (\$1.00) 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns the following-described property: **ALL that lot of land in the State of S. C., County of Greenville, located on Mountain Creek Road and constituting a portion of the property conveyed to Joe S. Allison by deed recorded in Deed Book 285 at page 84 and having, according to a plat for Charles H. Jones, Jr., the following metes and bounds, to wit: BEGINNING at a point in the center of Mountain Creek Road and running thence S. 22-30 W. 225 feet to a point; thence N. 67-30 W. 200 feet to a point; thence N. 22-30 E. 225 feet to a point in the center of Mountain Creek Road; thence along the center of Mountain Creek Road, S. 67-30 E. 200 feet to the point of beginning.** ALSO: An easement of necessary and reasonable width for the purpose of laying a pipe line for piping water from a spring located on other property of Joe S. Allison, such easement being more particularly described in a deed recorded in Deed Book 774 at page 582.

This is the identical property conveyed to the mortgagors by deed of Joe S. Allison recorded in Deed Book 774 at page 582. This mortgage is second in lien to that held by First Federal Savings & Loan Association in the amount of \$17,100.00 recorded in Mortgage Book 1010 at page 347.