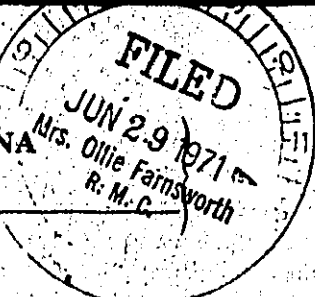


RECORDING FEE
PAID \$ 2.50

JUN 29 1971
31878



BOOK 1197 PAGE 11

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

Whereas, Thurman R. Julian and Barbara B. Julian

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

indebted to Stephenson Finance Company Incorporated, 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 Five Thousand Two Hundred Eighty and no/100 Dollars (\$ 5,280.00), 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 piece, parcel or lot of land in the State of South Carolina, County of Greenville, containing one acre, more or less, located at the northeasterly corner of the intersection of Fork Shoals Road and Harrison Bridge Road and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northeasterly corner of said intersection and running thence along the easterly side of Fork Shoals Road, N. 16-40 W. 210 feet to a point; thence N. 74-37 E. 210 feet to a point; thence S. 16-40 E. 210 feet to a point on the northerly side of Harrison Bridge Road; thence with the northerly side of said Harrison Bridge Road, S. 74-37 W. 210 feet to the point of beginning.