ADDRESS: Rt. 2 Bex 632 B

200x1567 HOE178

MORTGAGE INDIVIDUAL FORM - MITCHELL & ARIAIL, GREENVILLE, S.C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE TO LL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Matthew S. Graham and Gelle R. McKinney

(hereinafter referred to as Mortgagor) is well and truly indebted unto EY Lambert W. Camfield and Elizabeth H.

(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

Ninety-two Thousand Five Hundred and no/100----- Dollars (\$ 92,500.00) due and payable as provided in the terms of the promissory note of even date, said terms are incorporated herein by reference

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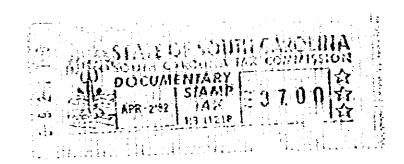
WHEREAS, the Mortgagor may bereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgigor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 successors and assigns:

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the northeast side of East Cox Street (now Miller Road) in the Town of Mauldin, Greenville County, South Carolina and having the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center line of East Cox Street (now Miller Road) and running thence with property now or formerly of McKinney, S. 75-55 E. 199.6 feet to an iron pin on the western side of Rainbow Circle; thence with the western side of Rainbow Circle, S. 21-45 E. 136.9 feet to an iron pin; thence N. 74-50 W. 286 feet to a nail and cap in the center line of East Cox Street (now Miller Road); thence along the center line of said East Cox Street (now Miller Road) N. 15 E. 107 feet to a nail and cap, the beginning corner.

The above property is the same property conveyed to Matthew S. Graham and Gene R. McKinney by deed of Lambert W. Camfield and Elizabeth H. Camfield to be recorded herewith.



Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and or all the renu, usues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or bereafter 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises bereinsbove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor further covenants and agrees as follows:

(1) That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Mortgagee for any further loans, advances, readvances or credits that may be made hereafter to the Mortgager by the Mortgagee so long as the total indebtedness thus secured does not exceed the original amount shown on the face hereof. All sums so advanced shall bear interest at the same rate as the mortgage debt and shall be payable on demand of the Mortgagee unless otherwise provided in writing.