



TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Annie Bell & R. M. Collier 112 Boling Circle, Greenville, S.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Finance Corporation
100 E. North Street Greenville, S.C.

(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 TWO thousand eighty eight dollars and no/100. \$1.....
.....Dollars (\$ 2088.00) due and payable

Thirty six installments of Fifty eight dollars (36X58.00).....

with interest thereon from date at the rate of 20% per centum per annum, to be paid:

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced 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 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, Greenville Township, being known and designated as Lots Nos 146 and 147 on a plat of a subdivision of property of Charlotte A. Tripp, BREWENTOWN, Recorded in the RMC Office for Greenville County in Plat Book "E" at page 254, and according to said plat, having the following courses and distances, to wit:

BEGINNING at an iron pin on the southern side of Boling Circle, joint front corner of Lots Nos 145 and 146, and running thence with the western line of lot No 145, in a southeasterly direction 125.5 feet to an iron pin; thence in a southerly direction, 20 feet to an iron pin; joint rear corner of Lots Nos 147 and 148; thence with the northeastern line of Lot No 148, in a southwesterly direction 159 feet to an iron pin on the southern side of Boling Circle; thence along the southern side of Boling Circle in an easterly direction 55 feet to the point of beginning, being the same property conveyed to me by deed bearing date of August 11th 1964, and recorded in the office of the RMC for said County in Deed Book 755 at page 167.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting 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.

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 hereinabove 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.