MORTCACE OF REAL PROPERTY MAIN, FORMER Addition & Britishy, Attorion at Law, Junior Beilding, Greenville, & BOOK 12.

STATE OF SORTH CAROLINA

COUNTY OF JUNE 19 VILLE 3. 18 12

TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS.

Philip-H. Moyer and Margie L. Moyer

(hereinafter referred to as Mortgagor) is well and truly indebted unto Glenn L. Gowan and Ograeda C. Gowan

Within Thirty (30) days from date

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WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagon 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 daht, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagor at any time for advances made to or for his account by the Mortgagor, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagor at and before the scaling and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and release unto the Mortgagor, its successors and usigns:

"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, on the southeastern side of Edwards Road, being known and designated as Lot No. 2, as shown on a Plat of Property of James Finley, made by J. Mac Richardson, May, 1959, and recorded in the R. M. C. Office for Greenville County, in Plat Book SS, at Page 165, and having, according to said Plat, the following metes and bounds, to-wit:

Beginning at an fron pin on the southeastern side of Edwards Road, at the joint front corner of Lots 1 and 2, and running thence with the joint line of said Lots S. 52-35 E. 150 feet to an iron pin; thence running S. 42-24 W. 100 feet to an iron pin at the joint rear corner of Lots 2 and 3; thence with the line of said Lots N. 52-35 W. 150 feet to an iron pin on the southeastern side of Edwards Road; thence with the line of said Edwards Road N. 42-24 E. 100 feet to the point of beginning.

This mortgage is junior in lien to that mortgage in favor of C. Douglas Wilson & Co., recorded in the R. M. C. Office for Greenville County, in Mortgage Book 996, at Page 237.

Together with all and singular rights, members, hereditaments, and appartenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such lixtures 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 Mortigagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises heireinabove 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 Mortgage forever, from and against the Mortgagor and all persons whomsover lawfully claiming the same or any part thereof.