

RECORDED P.O. 22
COMPLIED WITH
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FILED
GREENVILLE CO. S. C.
Mar 13 4 55 PM '73
DORRIS S. TANNERSLEY
R.H.C.

Travelers Rest Federal Savings & Loan Association
Travelers Rest, South Carolina

STATE OF SOUTH CAROLINA } ss: MORTGAGE OF REAL
COUNTY OF GREENVILLE } (ESCALATOR CLAUSE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BROWN ENTERPRISES OF S. C., INC.

(hereinafter referred to as Mortgagor) SEND

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, S. C., (hereinafter referred to as Travelers Rest) evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are herein by reference, in the sum of Eighteen Thousand Nine Hundred and

DOLLARS (\$ 18,900.00), with interest thereon from date at the rate of eight per centum per annum, said principal and interest to be paid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, repairs, or for any other purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due September 1, 2002.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, 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 in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly received 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 hereby sell and release unto the Mortgagee, its successors and assigns.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter consisting of, situate, lying and being in the State of South Carolina, County of GREENVILLE, and known and designated as Lot Number 58 of Sunny Slopes Subdivision, Section One, and according to a plat prepared of said proper survey by Riddle, Surveyor, February 8, 1971, and recorded in the R.M. for Greenville County, South Carolina, in Plat Book 4R, at Page 1, having the following courses and distances, to-wit:

BEGINNING at a point on the edge of Barclay Drive, joint front corner of Lots 58 and 59 and running thence with the common line of S. 36-42 E. 150 feet to a point; thence, N. 53-18 E. 80 feet to a point; thence, N. 36-42 W. 150 feet to a point on the edge of Barclay Drive; thence, running with said road, S. 53-18 W. 80 feet to a point on the edge of said road, the point of beginning.