STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE $\begin{cases} \frac{6.89 - 6}{2.00} & \frac{8.45 \text{ AM}}{2.00} & \frac{800 \text{ M}}{2.00} & \frac{140.7}{2.00} & \frac{140.828}{2.00} & \frac{140.828}{2.00}$

WHEREAS, WE, FURMAN R. GRAY AND DAVID C. THOMAS

thereinafter referred to as Mortgagor) is well and truly indebted unto J. CALVIN SUMMEY, TRUSTEE

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in-corporated herein by reference, in the sum of

Thirty-Two Thousand and no/100ths - - - - - - - - - - Dollars (\$ 32,000.00) due and payable

with interest thereon from date

at the rate of nine

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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, its successors and assigns:

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All those certain pieces, parcels or lots of land, with all improvements thereon or hereafter constructed thereon, situate, lying and being in the County of Greenville, State of South Carolina, on the South side of Augusta Road, being known as JO ANN APARTHENTS, and being more particularly described as Lots 2 and 3 on a plat of property of John T. Davenport made by Dalton & Neves, Engineers, in August 1925, and also being shown on a plat made by Pickell & Pickell on July 20, 1950, said property having the following metes and bounds, to-wit:

BEGINNING at a stake on the southern side of Augusta Street, 369.7 feet east from Augusta Drive, at corner of Lot 1 and running thence with the line of said Lot S. 21-35 W. 200 feet to a stake; thence S. 56-00 E. 137.3 feet to a stake; thence N. 22-00 E. 198.5 feet to a stake on Augusta Street; thence with the southern side of Augusta Street N. 56-00 W. 139.5 feet to the beginning corner.

Being the same conveyed this day to David C. Thomas by deed of Jo Ann L. Nix et all recorded concurrently with said deed. The said Davic C. Thomas having conveyed a one half interest in said property by deed dated the same date of this mortgage conveying to Furman R. Gray the one half interest, said deed being recorded concurrently herewith.

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Together with all and singular rights, members, hereditaments, and appurtenances 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 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 liers and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee ferever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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