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FILED MORTGAGE OF REAL ESTATE Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C. Jun 16 2 19 PH '70

> OLLIE FARMSWORTH R. H. C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Robert A. Coleman and

Mary W. Coleman

Min and

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto First Piedmont Bank & Trust Company

(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 --- Three Thousand Four Hundred Ninety Nine and 68/100-----

DOLLARS (\$3,499.68

(Including interest from date at the rate of 7% per annum.) .To be repaid in 24 equal monthly installments of \$145.82 each commencing on the 1st day of August, 1970 and continuing on the 1st day of each month thereafter until paid in full.

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 scaling 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, Butler Township, being known and designated as Lot 31 of Rolling Green Real Estate Company as shwon on plat thereof recorded in Plat Book XX at page 33 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeastern side of Rolling Green Circle at the joint front corner of Lot 31 and Lot 30 and running thence along the common line of said Lots N. 9 E. 444 feet to an iron pin the joint rear corner of Lots 24, 25, 30 and 31; thence running N. 76-00 W. 170 feet to an iron pin; thence running along the new line down the center of Lot 31 and in common with property conveyed to Ashmore S. 9-14 W. 561 feet to an iron pin; thence running N. 68-15 E. along Rolling Green Circle 199.8 feet to the point of beginning.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.