

GREENVILLE CO. S. C.

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MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH
R. H. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Charles E. Stewart and Patricia (hereinafter referred to as Mortgagor) SEND(S) GREETING:
R. Stewart

WHEREAS, the Mortgagor is well and truly indebted unto Dannelle C. Brown

(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 -----

Five Thousand and no/100----- DOLLARS (\$5,000.00---);

with interest thereon from date at the rate of Eight per centum per annum, said principal and interest to be repaid:

in monthly installments of \$60.67 each, commencing March 15, 1972, and continuing on the 15th 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 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, containing 4.32 acres, more or less, and having according to survey by Carolina Surveying Co., February 14, 1972, entitled "Survey for Charles Stewart", the following metes and bounds:

Beginning at an iron pin in the center of Brown Road at the corner of D. C. Brown property, and running thence S 70-42 E 100 feet to an iron pin; thence N 65-0 E 109.6 feet to an iron pin; thence with W. J. and E. W. Griffith property, S 51-53 E 218.6 feet to an iron pin; thence with E. G. Cooper property, S 50-09 W 195 feet to an iron pin; thence S 4-27 E 362.1 feet to an iron pin; thence with Brown property, N 83-54 W 289.7 feet to an iron pin; thence N 20-21 W 200 feet to an iron pin in the center of Brown Road; thence with center of Brown Road, N 13-22 E 200 feet to an iron pin and N 19-18 E 205 feet to an iron pin in the center of Brown Road, the beginning corner.

Being the same property conveyed to the mortgagors by mortgagee by deed to be recorded herewith.

This mortgage is junior in lien to the mortgage given by mortgagors herein to Fidelity Federal Savings & Loan Association on even date and recorded herewith in the original amount of \$13,900.00.

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.