

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

SEP 20 2 53 PM 1962

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

M. G. Proffitt

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

WHEREAS, the Mortgagor is well and truly indebted unto Botany Woods, Inc.

(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

Two Thousand Five Hundred and no/100----- DOLLARS (\$ 2,500.00)

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

Rayable: One year from date with interest thereon from date at the rate of five per cent, per annum, to be computed and paid annually, 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, being shown as Lot 326

on the Southern side of Bridgewater Drive, on a plat of Botany Woods, Sector VII, recorded in Plat Book YY at pages 76 and 77, and described as follows:

BEGINNING at an iron pin on the Southern side of Bridgewater Drive at the joint front corner of Lots 325 and 326 and running thence with the line of Lot 325, S. 17-21 E. 190 feet to an iron pin; thence N. 68-16 E. 130.5 feet to an iron pin, corner of joint rear lines of Lots 326 and 327; thence with the line of Lot 327, N. 17-21 W. 180 feet to an iron pin on Bridgewater Drive; thence with said Bridgewater Drive, S. 72-39 W. 130 feet to point of Beginning.

Being the same property conveyed to the mortgagor by deed of even date to be recorded herewith.

This mortgage is junior and inferior to the lien of that certain mortgage in the sum of \$ 35,000.00 executed on this date by the mortgagor herein to First Federal Savings and Loan Association to be recorded herewith.

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.

Paid in full this 12th day of March, 1963.

Botany Woods, Inc.

Sign. John S. Taylor, Jr. President

Witness James A. Wright

Witness Michael McMillan

SATISFIED AND CANCELLED OF RECORD

15 DAY OF June 1962

CLIVE BARNES, JR.
R. M. S. FOR GREENVILLE COUNTY, S. C.

ATTEST: DEUTER 1 M. NO. 35474