

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: FINCHER STEWART, JR., by his Attorney-in-Fact Mary J. Stewart, and MARY J. STEWART, individually, of Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

CAMERON-BROWN COMPANY, a corporation organized and existing under the laws of the State of North Carolina, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Nine Thousand Nine Hundred and no/100-----Dollars (\$ 9, 900. 00), with interest from date at the rate of five and one-fourth per centum (5-1/4 %) per annum until paid, said principal and interest being payable at the office of Cameron-Brown Company, 900 Wade Avenue, in Raleigh, North Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Fifty-four and 75/100-----Dollars (\$ 54. 75), commencing on the first day of August, 19 64, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of July, 19 94.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of GREENVILLE, State of South Carolina:

ALL that lot of land with improvements lying on the Southern side of Lermann Drive, in Greenville County, South Carolina, being shown as Lot No. 23 on a Plat of FAIRFIELD ACRES, SECTION 2, dated January 1956 and recorded in the R. M. C. Office for Greenville County, South Carolina in Plat Book FF, Page 459, and having according to said Plat the following metes and bounds:

BEGINNING at an iron pin on the Southern side of Lermann Drive at the joint front corners of Lots Nos. 22 and 23, and running thence S. 2-25 W. 126.2 feet to an iron pin; thence N. 87-48 W. 95 feet to an iron pin; thence along the rear lines of Lots Nos. 24 and 25, N. 15-36 E. 131.4 feet to an iron pin on the Southern side of Lermann Drive; thence along the Southern side of Lermann Drive, S. 84-35 E. 27.7 feet to an iron pin; thence continuing along the Southern side of Lermann Drive, S. 87-35 E. 37.3 feet to the beginning corner.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

Concatted
Dennis S. Sunkersley
REMC
Book 151 Page 600
3-25-94