

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 designated as

Lot No. 1 on a plat of the property of William M. Tinda1 Estate by C. O. Riddle, R.L.S., dated August 1955 and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of U. S. Highway 25 (Poinsett Highway) at the joint front corner of a lot now or formerly belonging to C. Q. Mason and running thence with the line of said lot, N. 50-30 E. 435 feet to an iron pin; thence N. 39-15 W. 100 feet to an iron pin in line of Lot No. 6; thence with the line of Lots Nos. 2 and 6 S. 50-30 W. 435 feet to iron pin on U. S. Highway 25; thence along the northeastern side of said Highway, S. 39-15 E. 100 feet to the point of beginning.

The above described lot is shown on the Maps of Greenville County Block Book Department as Lot No. 3, Block 2, of Sheet 446.

This being a portion of that property conveyed to the Mortgagor by deed recorded in Deed Book 745 at page 230.

This is the same property designated as Southland Investors, Inc. Property, on a plat prepared by J. C. Hill dated March 28, 1964, not yet recorded.

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.

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