

STATE OF SOUTH CAROLINA

JAN 8 11 48 AM '70

COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R. M. C.

MORTGAGE OF REAL ESTATE

Whereas, Mary F. McQueenof the County of Greenville, in the State aforesaid, hereinafter called the Mortgagor, isindebted to Stephenson Finance Company, Inc., a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by referencein the principal sum of Two Thousand Seven Hundred Thirty-six and No/100-- Dollars (\$ 2,736.00), and,

Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his successor in title, at any time before the cancellation of this mortgage, which additional advance(s) shall be evidenced by the Note(s) or Additional Advance Agreement(s) of the Mortgagor, shall bear such maturity date and other provisions as may be mutually agreeable, which additional advances, plus interest thereon, attorneys' fees and Court costs shall stand secured by this mortgage, the same as the original indebtedness, provided, however, that the total amount of existing indebtedness and future advances outstanding at any one time may not exceed the maximum principal amount of

Ten Thousand and No/100 Dollars (\$ 10,000.00), plus interest thereon, attorneys' fees and Court costs.

Now, Know All Men, 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 One Dollar (\$1.00) 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns the following described property:

ALL that piece, parcel or lot of land in Greenville County, State of South Carolina, near the Town of Conestee, South Carolina, being a portion of the property conveyed by E. J. Tripp to Robert M. Friddle by deed dated November 10, 1947, and also being known and designated as a part of the property of J. M. Rogers and shown by a plat thereof made by J. A. Pickens, surveyed January 26, 1953, and having the following metes and bounds:

BEGINNING at an iron pin in a public road (Murphy Lane) and running S. 31-17 E. 122.1 feet to an iron pin; thence N. 64-01 E. 112.3 feet to an iron pin; thence N. 5-30 E. 189.3 feet to an iron pin on the boundary of the public road; thence N. 5-30 E. 24 feet to a point in the said road; thence S. 60-15 W. along the said road 40.3 feet to a point; thence S. 52-30 W. 185.9 feet to the point of beginning. This property is bounded on the southwest side by property owned by Robert M. Friddle, and by property owned, or formerly owned, by E. J. Tripp on the southeast side and across the public road by property owned or formerly owned by Gossett. This property is further shown by a plat of Mary F. McQueen property made by C. O. Riddle, Registered Land Surveyor, Field Book D 57 on November 4, 1957, and shown on the County Block Book as Lot 3.1, Block 1, page M13.1.