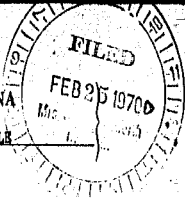


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BOOK 1149 PAGE 09

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

Whereas, WE, C. THOMAS COFIELD III AND MARY ANNE L. COFIELD

of the County of GREENVILLE, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to STEPHENSON FINANCE COMPANY, INC. CONSUMER CREDIT COMPANY DIVISION, 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 reference

in the principal sum of SIX THOUSAND NINE HUNDRED SIXTY AND 00/100 Dollars (\$ 6960.00), 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 THREE HUNDRED TWENTY-FIVE AND 00/100 Dollars (\$ 10,325.00), 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 lot of land situate, lying and being in the County of Greenville, State of South Carolina, near the Town of Mauldin and shown as Lot 180 on a Plat of Pineforest, which Plat is recorded in the R.M.C. Office for Greenville County in Plat Book QQ, Pates 106-107, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwestern side of Lanewood Drive at the joint corner of Lots 178 and 180 and running thence with the joint line of said lots, S. 27-47 W., 84.5 ft.; thence along the joint line of lots 179 and 180; S. 4-38 E., 100 ft. to an iron pin; thence with the joint line of Lots 180 and 182, N. 86-32 E., 160 ft. to an iron pin on the Western side of Old Trial Road; thence with Old Trail Road, N. 4-38 W., 74 ft. to an iron pin at the intersection of Old Trail Road and Lanewood Drive; thence with the curve of said Road, the chord of which is N. 33-50 W., 52.3 ft. to an iron pin along the Southwestern side of Lanewood Drive; thence with said Lanewood Drive, N. 63-01 W., 105 ft. to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors by deed recorded in the R.M.C. Office for Greenville County in Deed Book 698, Page 403.