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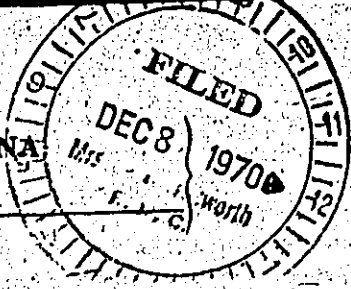
BOOK 1174 PAGE 643

RECORDING FEE

AD \$ 2.50

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE



MORTGAGE OF REAL ESTATE

Whereas, D. S. Jennings and Helen M. Jennings

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

indebted to Stephenson Finance Company Incorporated, 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 Five Thousand Two Hundres Eighty and no/100 Dollars (\$ 5,280.00), 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 Three Hundred Twenty Five and no/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 piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, Austin Township, near the Town of Simpsonville, known as Lot 12 on a Plat of property of B. F. Reeves, recorded in the R.M.C. Office for Greenville County in Plat Book 00, Pages 190 and 191, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Northeastern intersection of Mayfield Road and Gary Avenue and running thence along Mayfield Road, S. 15-50 E., 85.3 ft. to an iron pin at the intersection of Highway S-161; thence along the property of J. T. Hipps, S. 68-54 E., 104 ft. to an iron pin; thence along the line of Lot 13, N. 21-06 E., 180 ft. to an iron pin on the Southern side of Gary Avenue; thence N. 68-54 W., 30 ft. to an iron pin; thence along said Gary Avenue, S. 69-10 W., 168 ft. to 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 685, Page 535.