

MORTGAGE OF REAL ESTATE—Offices of Law, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

BOOK 1101 PAGE 401

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GREENVILLE, CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: EDWARD H. HEMBREE BUILDERS, INC. ---

----- (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA LAND COMPANY, INC. ---

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Four thousand five hundred and 00/100 ----- DOLLARS (\$ 4,500.00 -),
with interest thereon from date of maturity 8 per centum per annum, said principal and interest to be repaid:

at the time of the second draw by Edward H. Hembree Builders, Inc. on the construction loan secured by mortgage to Fidelity Federal Savings and Loan Association of even date and to be recorded herewith.

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, at the Southeastern corner of the intersection of Isbell Lane and Parkins Mill Road, and being known and designated as Lot 1 on a plat of Isbell Heights recorded in the RMC Office for Greenville County, South Carolina, in Plat Book XX at Page 167, and having such metes and bounds as shown thereon.

Being the same property conveyed to the Mortgagor by deed of Mortgagee to be recorded herewith.

This mortgage is junior in lien to mortgage of Fidelity Federal Savings and Loan Association recorded herewith.

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.