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BOOK 1201 PAGE 605

MORTGAGE OF REAL ESTATE—Offices of Law, ~~W. M. C.~~ OLLIE FARNSWORTH, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Arthur T. Siachos and  
Bessie A. Siachos

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

WHEREAS, the Mortgagor is well and truly indebted unto South Carolina National Bank of Charleston, Greenville, South Carolina (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

Seventy Thousand and no/100-----DOLLARS (\$ 70,000.00 ),  
with interest thereon from date at the rate of 7% per centum per annum, said principal and interest to be repaid: Payable at the rate of \$812.76 per month beginning September 6, 1971

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, consisting of the major portion of lots 3 and 4 and a small portion of lot 2 as shown on a plat entitled "Carolina Court" recorded in Plat Book F at page 96. A revision of lots 2 and 3 is also shown on a plat of the property of G. B. Lee recorded in Plat Book K at page 43. The property herein conveyed is shown as property of Arthur T. Siachos and Bessie A. Siachos on plat prepared by Carolina Surveying Co., July 31, 1971, recorded in Plat Book 4K at Page 141 and has according to said plat the following notes and bounds:

BEGINNING at an iron pin on the northeastern side of Laurens Road at the corner of property now or formerly belonging to Lawrence E. Reid and running thence N. 33-52 E. 155 feet to an iron pin; thence S. 33-26 E. 1.3 feet to an iron pin; thence N. 34-12 E. 5 feet to an old iron pin; thence S. 33-10 E. 65.1 feet to an iron pin; thence N. 33-10 E. 25 feet to an iron pin; thence S. 55-26 E. 43.6 feet to an iron pin; thence S. 32-06 W. 184.1 feet to an iron pin on the northeastern side of Laurens Road; thence with the northeastern side of Laurens Road N. 33-52 W. 135.24 feet to the beginning corner.

This is the same property conveyed to the mortgagors by deed of Lawrence E. Reid to be 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.