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OLLIE FARNSWORTH

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

purchase money mortgage

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: T. Walter Brashier

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

WHEREAS, the Mortgagor is well and truly indebted unto Mae Wynn Black

(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

-----Twenty thousand and no/100----- DOLLARS (\$20,000.00),
with interest thereon from date at the rate of -6- per centum per annum, said principal and interest to be repaid:

in three equal annual installments with the first installment due April 15, 1978 and a like installment due on each successive year thereafter until paid in full.

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, on the northeastern side of Parker Road being shown and designated as property of Edward Butler Wynn on a plat prepared by Carolina Engineering and Surveying Company, dated May 26, 1970 and being more particularly described by metes and bounds as follows; to-wit:

BEGINNING at an iron pin on the northeastern side of Parker Road at the corner of property owned by the South Carolina National Bank and running thence along the line of said property, N 79-59 E 371.05 feet to an iron pin on Butler Road; thence along the southern side of Butler Road, S 68-16 E 19.8 feet to an iron pin; thence S 14-10 W 166 feet to an iron pin; thence along the line of property partitioned off by Fred W. Wynn to Mae Wynn Black, S 68-16 W 268.8 feet to an iron pin on Parker Road; thence along the northeastern side of Parker Road, N 27-01 W 119.6 feet to an iron pin; thence continuing along the northeastern side of Parker Road, N 22-32 W 104.3 feet to an iron pin at an iron pin the point of beginning.

The property above described is the same as conveyed to mortgagor by way of deed to be recorded on even date.

Mortgagee agrees to release a portion or all of said property upon the substitution of collateral of equal value as provided for in way of agreement by and between the parties executed on even date.

The within mortgage is given to secure the purchase price of the property.

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.