

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ELIZABETH RIDDLE
R.M.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, GLORIA CAMPBELL HARRELSON

(hereinafter referred to as Mortgagor) is well and truly indebted unto THOMAS J. MCKINNEY AND EDNA M. MCKINNEY

(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 THIRTY-FOUR THOUSAND AND NO/100THS -----

Dollars (\$ 34,000.00) due and payable

120 days after date

with interest thereon from date at the rate of six per centum per annum, to be paid: annually

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 road leading by Jonesville School, containing 49.75 acres, more or less, being the eastern one-half of Tract No. 1 of the Mrs. M. Lou McKinney lands and shown by courses and distances on a plat by W. S. Riddle, dated March 26, 1931, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Jonesville Road at the corner of lands conveyed to Thomas F. McKinney by R. B. McKinney and others and running thence N. 69-15 E. 473 feet to an iron pin; thence S. 3-15 W. 530 feet to an iron pin; thence N. 73-45 E. 764 feet to an iron pin; thence S. 36 E. 1613 feet to an iron pin; thence S. 49-45 W. 775 feet to a stone; thence N. 48-30 W. 545 feet to a stone; thence S. 49 W. 399 feet to an iron pin on corner of lands conveyed to Thomas F. McKinney by R. B. McKinney and others; thence N. 26-30 W. 1629 feet along said lands to an iron pin; thence N. 7-30 W. 400 feet to the beginning corner.

ALSO: ALL that adjoining lot of land containing 1.30 acres, more or less, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Jonesville and Simpsonville Road at corner of W. H. McKinney and T. F. McKinney property and running thence N. 69-15 E. 473 feet to corner of U. Z. Leppards land; thence with his line N. 3-15 E. 303 feet to a point in said road; thence along center of road S. 38-30 W. 319.6 feet to a bend; thence S. 49-50 W. 340 feet to the beginning corner.

LESS HOWEVER: The northeastern portion thereof which was conveyed to W. H. McKinney by deed recorded in Deed Volume 500 at page 187. The said W. H. McKinney died intestate on July 11, 1965, leaving the above tracts of land to Thomas J. McKinney, Edna M. McKinney, Lillian Burns McKinney, L. D. McKinney and Susan Hamby as his sole heirs at law. See estate of W. H. McKinney in the Office of the Probate Court for Greenville County in Apartment 912 at file 5.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.