

GREENVILLE CO. S.C. Book 1256 Page 299
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
MORTGAGE OF REAL ESTATE
ELIZABETH M. LITTLE, WHOM THESE PRESENTS MAY CONCERN
R.M.C.

WHEREAS PROPERTIES UNLIMITED, INC.
(hereinafter referred to as Mortgagor) is well and truly indebted to WAYMAN HENRY VAUGHAN, JR.
(hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith and terms of which are incorporated hereby by reference in the sum of Eleven Thousand Five Hundred Forty one and 06/100 Dollars (\$11,541.06) due and payable on the first day of June, 1973.

with interest thereon from date at the rate of Seven per centum per annum, to be paid as per the terms of the Note Executed of even date 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, and being known and designated as Lot No. 26 on a plat of property of James M. Edwards, recorded in the R.M.C. Office for Greenville County in Plat Book EE, at Page 60, and having, according to a more recent plat prepared by R. G. Campbell, dated December 10, 1965, entitled "PROPERTY OF WAYMAN HENRY VAUGHAN, JR.", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Wade Hampton Boulevard (U. S. Highway 29) joint corner of Lots 25 and 26, and running thence with the southeastern side of said Boulevard, N. 43-0 E. 90 feet to an iron pin at the intersection of Wade Hampton Boulevard and Cherokee Drive; thence with the southwestern side of Cherokee Drive S. 48-42 E. 225.1 feet to an iron pin; thence S. 43-0 W. 96.7 feet to an iron pin, the joint rear corner of Lots 25 and 26; thence with the common line of said Lots, N. 47-0 W. 225 feet to an iron pin on the southwestern side of Wade Hampton Boulevard, the point of beginning.

Together with all and singular rights, members, hereditaments, and appurtenances to the same, belonging in any way incident or appertaining, and of all 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 such 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 who may lawfully claim the same or any part thereof.

First Piedmont Bank
Trust Co.
Wayman Vaughn
17th Dec 72
1263 40
9th Jan 73 19359