

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

FILED
GREENVILLE, CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 22 4 57 PM '73
DONNIE S. TANKERSLEY
R.H.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Arthur H. Blackwell, Thomas L. Blackwell and W. Lewis Blackwell
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Elsie Sitton Myers Kelly and James W. Myers, Jr. (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 7 per centum per annum, said principal and interest to be repaid: payable interest only at the rate of 7% monthly on the 19th day of February, 1973, and interest monthly thereafter on the 19th day of each successive month thereafter through December 19, 1973; thereafter beginning January 19, 1974, payments of \$396.03 and a like payment of \$396.03 on each successive 19th of the month thereafter until paid in full, with said payment to be applied first to interest and then to principal. It is further agreed that the mortgagor shall have full privilege of prepayment of the entire principal balance at any time after December 31, 1973.

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, being known and designated as a .53-acre tract according to a survey for A. H. Blackwell, Thomas L. Blackwell and W. Lewis Blackwell by Piedmont Engineers and Architects dated January 19, 1973, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeastern side of Eastlan Drive, said iron pin being 133 feet, more or less, North of the intersection of Laurens Road and Eastlan Drive, and running thence with said Eastlan Drive, N. 23-55 E. 59.9 feet to an iron pin; thence with the curve of Eastlan Drive and Exit Road, the chord of which is, N. 54-23 E. 25.83 feet to an iron pin; thence with Exit Road, N. 84-51 E. 111.85 feet to an iron pin; thence continuing with said Road, N. 80-44 E. 38.3 feet to an iron pin; thence continuing with said Road, N. 72-21 E. 51.49 feet to an iron pin; thence S. 20-53 W. 172.1 feet to an iron pin; thence S. 55-53 W. 65.15 feet to an iron pin; thence S. 20-56 W. 44.96 feet to an iron pin; thence N. 60-04 W. 129.47 feet to the point of beginning.

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.