

REGULATION NO. 22
COMPLIED WITH

MORTGAGE OF REAL ESTATE—Offices of Price & Poag, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA } 3 ENCL 775
COUNTY OF GREENVILLE } DONNIE S. TARKENTLEY MORTGAGE
R.H.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CHARLES LEWIS HAYES, JR. AND BOBBIE F. HAYES (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto ETRULIA C. FLINKINGSHELT AND C. A. FLINKINGSHELT OR THE SURVIVOR (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-FIVE THOUSAND AND NO/100----- DOLLARS (\$25,000.00)

due and payable in consecutive monthly payments until paid in full, the first sixteen (16) payments being in the amount of One Hundred Fifty Dollars (\$150.00) each, and each subsequent payment being in the amount of Two Hundred Dollars (\$200.00), the first payment being due January 1, 1973,

with interest thereon from date at the rate of seven (7%) per centum per annum, to be paid: From default

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,

ALL that certain piece, parcel or lot of land situate, lying and being in Austin Township, Greenville County, State of South Carolina, containing 34.75 acres, more or less, on the branch waters of the Reedy River, and having the following metes and bounds, to-wit:

BEGINNING at a point in said branch on Dr. A. White's line, and running thence N. 71-00 W. 33.30 chains with said line; thence S. 39-30 W. 18.30 chains to a point; thence S. 85-00 E. 23.97 chains to the bank of said branch; thence up the meanders of said branch with the line now, or formerly of John Baldwin to the point of beginning; being the same lot of land conveyed to the Mortgagors by deed of Etrulia C. Flinkingshelt, to be recorded herewith.

The foregoing property is conveyed subject to any and all easements, rights-of-way or restrictions of record.

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.