

MORTGAGE OF REAL ESTATE—Offices of Cheros and Patterson, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

JUN 22 2 50 PM '73

DONNIE S. TANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Lindsey D. McCombs

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

WHEREAS, the Mortgagor is well and truly indebted unto JHJ Corporation

(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

One Thousand and No/100----- DOLLARS (\$ 1,000.00---),
with interest thereon from date at the rate of eight per centum per annum, said principal and interest to be repaid: December 22, 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 shown as

Lot No. 139, Berea Forest Sec. II, on plat recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4N, at Pages 76 and 77, and having, according to said plat, the following courses and distances, to-wit:

BEGINNING at a point on the edge of Riverwood Court, joint front corner of Lots Nos. 140 and 139, and running thence with said Court, N. 62-36 E. 14.4 feet to a point; thence, N. 37-47 E. 39.6 feet to a point, joint front corner of Lots Nos. 139 and 138; thence with the common line of said lots, S. 51-00 E. 195.6 feet to a point, joint rear corner of Lots Nos. 139, 138, 126 and 125; thence, S. 73-18 W. 150 feet to a point; thence with the common line of Lots Nos. 139 and 140, N. 19-30 W. 136.5 feet to a point on the edge of Riverwood Court, the point of beginning.

This mortgage is junior in lien to that mortgage given of even date herewith to Fidelity Federal Savings & Loan Association in the amount of \$23,000.00 and encumbering the above-described property, said mortgage to be recorded in the RMC Office for Greenville County, S.C.

THIS IS A PURCHASE-MONEY MORTGAGE.

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.

For Subordination: Agreement Per R.E.M. Bank 1287 Page 754