

Nov 16 12 57 PM '73

DONNIE S. TANKERSLEY
R.M.C.

BOOK 1295 PAGE 425

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

Whereas, Everett Grindstaff and Mildred H. Grindstaff

of the County of Greenville, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to Stephenson Finance Company, Inc., Consumer Credit Company Division
a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference

in the principal sum of One Thousand, Seven Hundred Twenty-Eight Dollars (\$ 1,728.00),
and,

Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his successor in title, at any time before the cancellation of this mortgage, which additional advance(s) shall be evidenced by the Note(s) or Additional Advance Agreement(s) of the Mortgagor, shall bear such maturity date and other provisions as may be mutually agreeable, which additional advances, plus interest thereon, attorneys' fees and Court costs shall stand secured by this mortgage, the same as the original indebtedness, provided, however, that the total amount of existing indebtedness and future advances outstanding at any one time may not exceed the maximum principal amount of

Ten Thousand, Three Hundred Twenty-Five & 00/100 Dollars (\$ 10,325.00),
plus interest thereon, attorneys' fees and Court costs.

Now, Know All Men, the Mortgagor in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of One Dollar (\$1.00) 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns the following-described property:

ALL that piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, Oaklawn Township, being known and designated as Lot No. 1, property of W. L. Woodson, according to a Plat thereof, prepared by B. M. Smith, R.L.S., dated December 10, 1958, and recorded in the R.M.C. Office for Greenville County in Plat Book 00, Page 179, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at a spike in the center of Holland Ford Road, the joint front corner of Lots 1 and 2 and running thence with the joint line of said lots, N. 72-18 W., 30 ft. to an iron pin; thence continuing along the same course, 610.9 ft. to an iron pin, the joint rear corner of Lots 1 and 2; thence with the rear line of Lot 1, S. 48-05 W., 188.6 ft. to an iron pin, the corner of property, now or formerly of Mrs. Wilson; thence with the Wilson line, S. 76-35 E., 706 ft. to an iron pin; thence along the same course, 28.6 ft. to a spike in the center of Holland Ford Road; thence with the center of said Road, N. 20-35 E., 105.3 ft. to the beginning corner.

It is understood and agreed that this mortgage is second & junior in lien to mortgage given to Saluda Valley Federal S. & L. Ass'n., recorded Book 1249, Page 238.

RECORDED

4328 IV.2