

FILED
GREENVILLE CO. S. C.

YOUNTS, REESE & COFIELD

BOOK 1296 PAGE 625

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

Whereas, MARVIN W. WILLIMON, JR.

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

indebted to Stephenson Finance Company, Inc., Consumer Credit Co. 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 Thirty Four Thousand and No/100 Dollars (\$34,000.00), 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

Thirty Four Thousand and No/100 M. W. W. Jr. (\$34,000.00)
~~THIRTY FOUR THOUSAND AND NO/100~~ Dollars (\$ ~~10000000~~),
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 certain piece, parcel or lot of land in the State of South Carolina, County of Greenville being shown as part of Lots No. 47 and 48 on a plat of J. M. Perry Estate recorded in the R.M.C. Office for Greenville County in Plat Book F at Page 127 and having according to a more recent plat prepared by Carolina Surveying Company dated November 13, 1973, the following metes and bounds to wit:

BEGINNING at an iron pin on the northwestern edge of Toledo Street (Marlin Street) and running thence with the edge of Toledo Street S. 58-30 W. 62.7 feet to an iron pin at the intersection of Toledo Street and Laurel Street; thence with the edge of Laurel Street N. 56-10 W. 86 feet to an iron pin; thence N. 18-28 W. 48 feet to an iron pin on the rear line of Lot 47; thence N. 58-30 E. 11 feet to an iron pin at the joint rear corner of Lots 46 and 47; thence with the joint line of said Lots, S. 31-30 E. 150 feet to an iron pin being the point of beginning.

continued on next page

4328 N.Y.