

RECORDING FEE

PAID \$ 3.50

FILED
GREENVILLE, CO. S. C.

SDCA 1233 PAGE 309

STATE OF SOUTH CAROLINA Dec 21 11 54 PM '73
COUNTY OF Greenville DONNIE S. TANKERSLEY R.M.C. MORTGAGE OF REAL ESTATE

Whereas, R. Cecil Fowler, Same as
Robert C. Fowler and Grace H. Fowler

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

indebted to Stephenson Finance Company, Incorporated, 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 Seven Thousand Two Hundred and 00/100--- Dollars (\$ 7,200.00), 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 and 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 containing 18.29 acres, more or less, being known and designated as Tract #2 of a subdivision of W. M. Fowler as shown by Plat dated March, 1943 and recorded in the R.M.C. Office for Greenville County in Plat Book LL at Page 51, and having such metes and bounds as shown on said plat.

LESS HOWEVER, a tract of 9.49 acres conveyed to Shepherd by deed recorded in the R.M.C. Office for Greenville County in Deed Book 707 at Page 105 and dated September 19, 1962.

ALSO LESS 6.83 acres conveyed to W. D. Dye in Deed Book 884, Page 374. See also Deed Book 903, Page 293 and 911, Page 503.

This is all that remains of the property conveyed to R. Cecil Fowler in Deed Book 281, Page 15. R. Cecil conveyed the above property to the above mortgagor Grace H. Fowler in Deed Book 914 Page 198. The said Grace H. Fowler has conveyed a one-half interest in said property to R. Cecil Fowler by Deed to be recorded of even date herewith.