

FILED
DEC 27 1 52 PM '75
DONNIE S. TAMMERSLEY
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: C. David Walton and Connie G. Walton
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Advance Builders, Inc.

(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 Four thousand nine hundred

and no/100ths-----DOLLARS (\$ 4,900.00),
with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid: Payable in annual installments of \$500.00 each beginning June 1, 1974 for a period of five years, bearing interest at the rate of eight (8) percent. Balance of said principal being due at the end of said five year period.

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, on the southern side of Wren Way, being shown and designated as Lot 3 on Plat of Fowler Fields, prepared by C. O. Riddle, RLS, dated November, 1960, and recorded in the RMC Office of the Greenville County Courthouse in Plat Book 4F at Pages 56 and 57 and being described according to said Plat more particularly, to-wit:

BEGINNING at an iron pin on the southern side of Wren Way at the joint front corner of Lots 2 and 3 and running thence with the common line of said Lots, S 33-41 W 207 feet to an iron pin at the joint rear corner of said Lots; thence along the rear line of Lot 3, N 65-36 W 101.2 feet to an iron pin at the joint rear corner of Lots 3 and 4; thence along the common line of said Lots, N 23-03 E 210.2 feet to an iron pin at the joint front corner of said Lots on the southern side of Wren Way; thence along Wren Way, S 66-57 E 40 feet to an iron pin; thence S 61-38 E 99.7 feet to an iron pin, the point of beginning.



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.

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