

MORTGAGE

FILED
GREENVILLE CO. S. C.
SEP 13 12 04 PM '74
DONNIE S. STANKERSLEY
R.M.C.
BOOK 1304 PAGE 216

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: James Stephens Brown and

Patricia Gale Brown (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, S. C. (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 Eighteen Thousand Four Hundred and No/100----- DOLLARS (\$ 18,400.00), with interest thereon from date at the rate provided for in said note, said principal and interest to be repaid as therein stated, except that the final payment of principal and interest shall be due on

September 1, 1994, and

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 purpose;

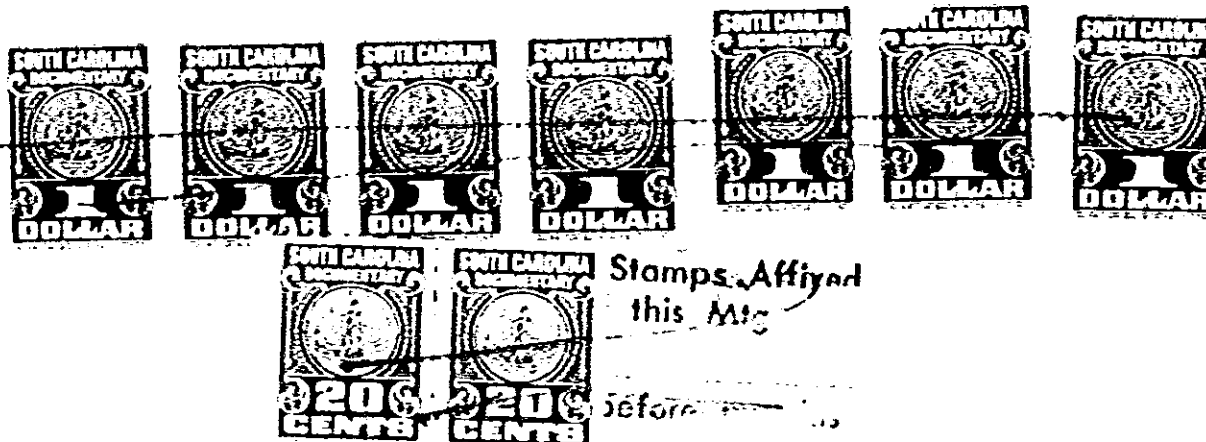
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, Dunklin Township, containing 2.18 acres, more or less, lying and being on the Eastern side of Holliday Dam Road and having, according to a plat made by F. E. Ragsdale, R.L.S., June 29, 1972, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of Holliday Dam Road and running thence with the joint line of the Grantor and the Grantees N. 64-44 E. 322 feet to an iron pin; thence S. 25-16 E. 330 feet to an iron pin; thence with the joint line of land now or formerly of John A. Chandler S. 77-00 W. 329.9 feet to a nail and cap in the center of Holliday Dam Road; thence with the center of said Road N. 25-16 W. 260 feet to a nail and cap in the center of said Road, the point of beginning.

The foregoing property is conveyed subject to any and all easements, rights-of-way and restrictions that may be of record.

This being the identical property conveyed to mortgagors by deed of Ethel B. Holliday, recorded in the R.M.C. for Greenville County, dated July 10, 1972, in Volume 948, at Page 330.



Stamps Affixed
this 13th

September 13, 1974

Notary Public for S. C.

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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