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BOOK 1321 PAGE 519

STATE OF SOUTH CAROLINA
COUNTY OF Greenville MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: (I) (We) Billy Joe and Annette S. Carter
of Greenville, South Carolina, hereinafter called
Mortgagor, SEND GREETING:

WHEREAS, the said Mortgagor in and by (my) (our) certain note, bearing date the 20th day of August, (am) (are) justly indebted to American Finance Corporation of Greenville hereinafter called Mortgagee, in the sum of Ten Thousand Two Hundred and Seventy-Four and 40/100 (10274.40) Dollars which includes interest from the date at the rate of \$7.00 per \$100.00 per annum payable in sixty (60) months at the rate of One Hundred Seventy-One and 24/100 (171.24) Dollars per month

as in and by the said note and conditions thereof, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That Mortgagor for and in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the conditions of the said note, and also in consideration of the further sum of Three Dollars (\$3.00), to (me) (us) the said Mortgagor in hand well and truly paid by the said Mortgagee at and before the sealing and delivery, of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Mortgagee, its successors and assigns:

ALL the certain piece, parcel or tract of land, with improvements thereon lying, being and situated in Saluda Township, County of Greenville, State of South Carolina, being known and designated as three (3) acres in accordance with plat made for grantees by Carolina Surveying Co. dated September 15, 1972, and being more fully described in accordance with said plat, to-wit:

BEGINNING at an iron pin which is 227.2 feet from the center of S. C. Highway #414, and running thence, S. 61-15 W. 368.6 feet to an iron pin; thence, N. 21-30 W. 360.7 feet to an iron pin; thence, N. 63-31 E. 431 Feet to an iron pin; thence, S. 9-45 E. 320.8 feet to an iron pin, the point of beginning.

The Grantor herein also conveys all of its right, title and interest in and to that certain 20-foot right of way across the property, now or formerly owned by Frances Sparks from Highway #414 to the property hereinabove conveyed.

Grantees to pay Greenville County property Taxes for the year 1973.

This property is conveyed subject to all easements, protective covenants, restrictions and zoning regulations of record.

The property hereinabove conveyed is the same property conveyed to the Grantor herein by the certain deed recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 968, at Page 279.



This being the same property as heretofore conveyed to Billy Joe and Annette S. Carter, as recorded in the R.M.C. Office for Greenville County in Deed Book 974, at page 22.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining.

(THIS INSTRUMENT IS CONTINUED ON THE REVERSE SIDE HEREOF)

Form 19320

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