

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

McLain Hall (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Blankenship Electric, Inc. and C. E. Blankenship, Jr. (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 Twenty-Five Thousand Two Hundred

Sixty-Three and no/100-----DOLLARS (\$25,263.00), with interest thereon from ~~2078~~ at the rate of 8 per centum per annum, said principal and interest to be repaid: maturity

on April 1, 1975 (\$20,553.26 to Blankenship Electric, Inc. and \$4,709.74 to C. E. Blankenship, Jr.). All interest not paid when due to bear interest at the same rate as principal.

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, in Bates Township, containing 21 acres, more or less, on the northwestern side of McElhaneey Road and being more particularly described, to-wit:

BEGINNING at a point in the center of McElhaneey Road at the corner of a 90 acre tract heretofore conveyed by Fred R. Roach to the Brandon Corporation and running thence along the center of said road, S 67-05 W 149 feet, more or less, to a bend in said road; thence still with the center of McElhaneey Road, S 23-1/2 W 394 feet, more or less, to a point in the center of said road at the corner of property now or formerly belonging to Charlie Batson; thence along said Batson property line N 35-1/2 W 2,078.38 feet, more or less, to a stake at the corner of the aforementioned 90 acre tract now or formerly belonging to the Brandon Corporation; thence along the line of said Brandon tract, N 60-20 E 489 feet to the corner of said Brandon tract; thence still with the line of said tract, S 35-30 E 1,780 feet to the beginning corner.

The above described property was conveyed to McLain Hall by deed recorded in Deed Book 658 at Page 131 and is further shown as Lot 1 of Block 1 on Tax Sheet 482.

This mortgage is junior to and subordinate to that of McLain Hall to Travelers Rest Federal Savings & Loan Association, dated July 12, 1962, in the amount of \$15,000.00 recorded in Mortgage Book 895 at Page 375 and that mortgage of McLain Hall to Moon and Freeman in the amount of \$19,000.00 previously recorded.

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.



S. 10.12

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