MORTGAGE OF REAL ESTATE— Form Prepared by Clifford F. Gaddy, Jr., Attorney at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

BOOK 1350 PAGE 521

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Terry G. Cline Co., Inc., of Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Frank Ulmer Lumber Co., Inc., hereinafter called the 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 Nine Thousand and no/100---------- Dollars ($ 9,000.00), with ~~interest thereon at the rate of~~ * SEE BELOW ~~per cent (%) per annum until paid, said~~ principal ~~and interest~~ being payable at the office of Frank Ulmer Lumber Co., Inc. Greenville, S. C., or at such other place as the holder of the note may designate in writing, ~~in monthly installments of~~ SIX (6) MONTHS FROM THE DATE HEREOF ~~Dollars ($) commencing on the day of , and on the day of each month thereafter until the principal and interest is fully paid.~~

NOW, KNOW ALL MEN, That 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 Three Dollars ($3) 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, the following-described real estate situated in the County of Greenville, State of South Carolina:

ALL that certain lot of land, with any improvements thereon, located in the State of South Carolina, County of Greenville, on the northeastern side of Coach Hills Drive and designated as Lot 145 on a plat of Coach Hills (formerly Pelham Woods, Section 2-A), prepared by Piedmont Engineers, Architects and Planners, dated September 26, 1974, and recorded in the R.M.C. Office for Greenville,County in Plat Book 4-X, Page 85, and being more particularly described as follows:

BEGINNING on the northeastern side of Coach Hills Drive at a point on the joint front corner of Lot 145 and 146 and running with the common line of said lots N. 78-52 E. 151.35 feet to an iron pin at the joint rear corner of Lots 145 and 146; thence running along the rear line of Lot 145 S. 11-00 E. 100 feet to an iron pin at the joint rear corner of Lot 144 and 145; thence running along the common line of said lots S. 78-50 W. 151.42 feet to an iron pin on the northeastern side of Coach Hills Drive; thence running along the northeastern side of Coach Hills Drive N. 10-57 W. 100 feet to an iron pin, the point of beginning.

* This ~~note and mortgage~~ mortgage and note of even date are executed and delivered by Terry G. Cline, Co., Inc. and Terry G. Cline individually, to secure an account receivable of the mortgagee. The account receivable carries a service charge of a variable rate but in no event will said service charge be less than one per cent (1%) per month.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

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