

MORTGAGE OF REAL ESTATE DONNIE S. TANNER & JAMES W. THOMAS, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Jimmy C. Masters and Marcella C. Masters

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

WHEREAS, the Mortgagor is well and truly indebted unto Larry Masters

(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 **Two Thousand Five Hundred and**

No/100 (\$2,500.00) ----- DOLLARS (\$)

with interest thereon from ~~date~~ ^{maturity} at the rate of **nine** per centum per annum, said principal and interest to be repaid:

ninety (90) days from date.



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,

ALL that certain piece, parcel or lot of land situate on both sides of a county road in the State of South Carolina, County of Greenville, being shown as a portion of a 6.14 acre tract on a plat of the property of W. Ralph Robertson, dated June 14, 1969, recorded in Plat Book 4-B at page 143 in the RMC Office for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point near the center of said county road at the corner of property now or formerly belonging to Teague and running thence with the Teague property N. 82-37 E. 183.6 feet to an iron pin; thence S. 22-10 W. 349 feet to an iron pin at the corner of property now or formerly belonging to Robertson; thence with the Robertson property N. 9-40 W. 303.6 to the point of beginning and containing 0.65 ac.

This is the same property conveyed to the mortgagors by deed of mortgagee to be recorded herewith.

It is understood that this mortgage is junior in lien to a first mortgage to Fidelity Federal Savings and Loan Association, to be recorded herewith.

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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