

Mortgagees' Address: Walter S. Griffin and
Robert S. Small, 515 Bun-
combe St., Greenville SC

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C. 29607

FILED
GREENVILLE CO. S. C.

BOOK 1395 PAGE 314

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DONOR: S. TANKERSLEY
R.M.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: TOYOTA OF GREENVILLE, INC.

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

WHEREAS, the Mortgagor is well and truly indebted unto WALTER S. GRIFFIN and
ROBERT S. SMALL

(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 ONE HUNDRED THOUSAND AND NO/100

-----DOLLARS (\$ 100,000.00),
with interest thereon from date at the rate of (see below) per centum per annum, said principal and interest to be repaid: DUE:

\$25,000.00 + 4% Interest on \$100,000.00 for 1 mo. & 13 days, of \$477.77, 5/20/77;
\$25,000.00 + 4% Interest on \$ 75,000.00 for one month, of \$250.00, 6/20/77;
\$25,000.00 + 4% Interest on \$ 50,000.00 for one month, of \$166.66, 7/20/77; &
\$25,000.00 + 4% Interest on \$ 25,000.00 for one month, of \$ 83.33, 8/20/77.

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, on the westerly side of Laurens Road being shown as Lot 5 and Lot 6 on a plat of the property of Mary V. Harmon, dated March 1944, prepared by Dalton and Neves, recorded in Plat Book N at page 175 in the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Laurens Road at the joint front corner of Lot 4 and Lot 5 and running thence with Lot 4 S 64-30 W 649 feet to an iron pin at the joint rear corner of Lot 4 and Lot 5; thence with property now or formerly belonging to Kellett N 21-09 W 264.8 feet to an iron pin at the joint rear corner of Lot 6 and Lot 7; thence with Lot 7 N 64-30 E 629 feet to an iron pin on Laurens Road; thence with said Road S 25-30 E 264 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of the mortgagees Walter S. Griffin and Robert S. Small, 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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