

FILED
GREENVILLE CO. S. C.

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MORTGAGE OF REAL ESTATE—Offices of Chero and Patterson, Attorneys at Law, Greenville, S. C.

Mortgagee's address: Route 3, Simpsonville, SC 29681

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Bobby Joe Fowler & Martha Ann Fowler

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

WHEREAS, the Mortgagor is well and truly indebted unto Alvin D. Garrett

(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

Seven Thousand Two Hundred and No/100 ----- DOLLARS (\$ 7,200.00),

with interest thereon from date at the rate of -0- per centum per annum, said principal and interest to be repaid:

in monthly installments of \$100.00 each, the first of said installments being due and payable September 1, 1977 and a like installment due the first day of each month thereafter until paid in full

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:

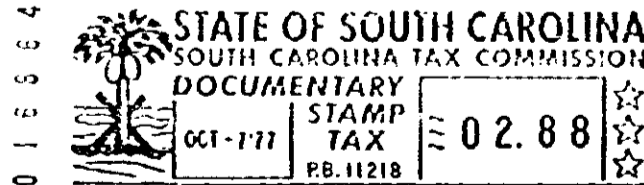
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, Austin Township, about two miles west of Simpsonville, containing 5.17 acres, more or less and being the remainder of that property conveyed to Alvin D. Garrett by W.F. Garrett by deed recorded February 19, 1948, in Deed Book 339 at Page 89, described as follows:

BEGINNING at a stone, corner of lands of E.L. Childs and on line of land formerly owned by J.H. Cox and running thence along the Cox line in an easterly direction to a stone on Chewning's line; thence with Chewnings line in a northerly direction to a point in the center of the public road leading from the Old Georgia Road through Chewnings place to E.L. Child's old home; thence along the center of the road in a northwesterly direction to a point on E.L. Child's line; thence with his line in a southerly direction to the beginning corner. The above described property contained approximately 20 acres, and the 5.17 acres, more or less, mortgaged herein is all of the remainder of the above described property. This is the same property conveyed to the Mortgagors by deed of Mortgagee of even date.

This is a purchase money mortgage.

BB no. 574.2-1-2



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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