BRISSEY, LATHAN, FAYSSOUX, SMITH & BARBARE, P.A.,

MORTGAGE OF REAL ESTATE

GARANTER ATBITITATION XXIII AND ALL AN

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To all whom these presents may concern:

300 1446 92357

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WHEREAS, Michael Louis Linton and Linda Joyce Linton

(hereinafter referred to as Mortgagor) is well and truly indebted unto Ed Jones

(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 Eight Thousand Nine Hundred Fifty and No/100-----

----- Dollars (\$ 8, 950.00 ) due and payable

## AS STATED IN NOTE.

N with interest thereon from

at the rate of

per centum per annum, to be paid:

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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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe at and before the scaling 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 Mortgagoe, 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, being known and designated as Lot 26 Of Meadowbrook Farms, recorded in Plat Book VV at Page 51, in the RMC Office for Greenville County, South Carolina and having the following metes and bounds, to-wit:

BEGINNING at the joint front corner of Lots 25 and 26 and running thence along Lowell Street, N. 62-43 E. 78 feet; thence N. 77-42 E. 13.4 feet; thence along line of Lot 27, N. 12-18 W. 163.7 feet to an iron pin; thence at the rear of Lot 31, S. 82-07 W. 133.2 feet to the corner of Lot 32, S. 56-59 W. 59.3 feet to joint corner of Lots 32 and 33; thence with Lot 25, S. 42-11 E. 200 feet to beginning corner.

This being the same property conveyed to the Mortgagors herein by deed of Ed Jones to be recorded herewith.

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagoe forever, from and against the Mortgagor and all persons whormsoever lawfully claiming the same or any part thereof.

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