

Vol 1405 No 367

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

FILED  
GREENVILLE CO. S. C.

Mortgagee's Address:  
2495 E. North St.  
Greenville, SC 29615

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }  
RONNIE S. TANKERSLEY MORTGAGE  
R.H.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: DONALD E. FRANKLIN

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

WHEREAS, the Mortgagor is well and truly indebted unto HOLLY TREE PLANTATION, a Limited Partnership, (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 HUNDRED THIRTY-FOUR THOUSAND EIGHT HUNDRED FIFTY AND NO/100----- DOLLARS (\$ 234,850.00), with interest thereon from date at the rate of eight per centum per annum, said principal and interest to be repaid:

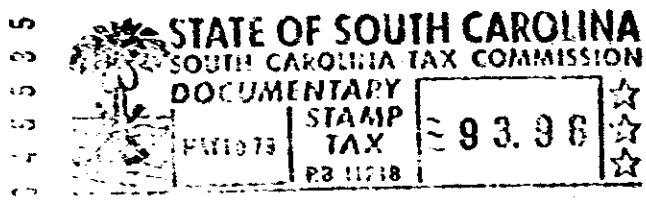
two (2) years from date, with interest to be computed at the rate of eight (8) per cent per annum on the unpaid balance, interest to be paid annually. The aforesaid interest is to be computed only six (6) months after the completion and paving of all roads as shown on plats of Holly Tree Plantation, Phase II, Section II,

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,

(see Exhibit A attached for description)



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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.