MORTGAGE OF REAL ESTATISHINGS OF MANN A PRISCEY, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

RIM.C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

I, Howard S. Stephens,

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

Motor Contract Company of Greenville, Inc.

(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 Eight Hundred Four and 16/100----- Dollars (\$ 2,804.16

) due and navable

Due and payable \$58.42 per month for 48 months beginning September 16, 1966 and continuing thereafter until paid in full.

with interest thereon from

maturity

at the rate of

seven per centum per annum, to be paid:

on demand

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 sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargaind, 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, near the City of Greenville, on the southwest side of White Horse Road and being shown as Lot No. 28-A on plat of Addition to Pecan Terrace, made by Piedmont Engineering Service, June 11, 1954 and recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book "FF", at Page 194, said lot fronting 70 feet along the southwest side of White Horse Road, running back to a depth of 140 feet on the southeast side, to a depth of 140 feet on the northwest side and being 70 feet across the rear.

The above is the same property conveyed to the mortgagor by deed dated January 27, 1964 and recorded in the R. M. C. Office for Greenville County in Deed Book 741, at Page 334.

This is a second mortgage, being subject to that first mortgage given to Ratterree-James Insurance Agency, assigned to Liberty Life Insurance Company dated June 23, 1955 in the original amount of \$7,500.00 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 642, at Page 459.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such 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 Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

Paid Oct. 21, 1967.

Motor Contract Co. of Greenirlle

By J. E. Phipps V.P.

Witness P. Gilbert

W. D. Wilson

25 DAY

MILLER F.

SATISFIED AND CANCELLED OF RECORD

25 DAY OF OCT. 1967

Ollie Fashsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 2:2/ O'CLOCK P. M. NO. 12048