GREENVILLE, CO. S. C.

app. 1412 FAGE 550

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

101 11 10 35 17 TO MORTGAGE OF REAL ESTATE CONNIE S. TANKEROLAGE WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Harold T. Phillips

thereinafter referred to as Mortgagor) is well and truly indebted unto Household Finance Corporation

(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

Six Thousand Seven Hundred and Forty Six & 68/100 Dollars (\$ 6746.68) due and phyable

with interest thereon from September 30 at the rate of 14.820 per centum per annum, to be paid:

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, 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.

All that piece, parcel or lot of land in the State of South Carolina, County of Greenville, lying on the northwestern side of Highway No. 142 (Adams Mill Road) and shown as Lot No. 7 on a plat of the Sam Townes Holland property, recorded in the RMC Office for Greenville County in Plat Book MM, Page 192, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a point near the center of S. C. Highway No. 142, at the joint front corner of Lots 7 and 8, and running thence with the joint line of said Lots, N. 39-48 W. 238 feet; thence 45-17 E. 184 feet to an iron pin; thence along the joint line of Lots 7 and 7, S. 39-48 E. 238 feet to a point near the center of S. C. Highway No. 142; thence along the center of said Highway, S. 45-17 W. 184 feet to an iron pin at the point of beginning.

The mortgagor and mortgagee agree that any ranges, refrigerators, or carpeting purchased or financed in whole or in part, with loan funds will be considered and construed as a part of the property covered by the mortgage.

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This is the property conveyed to the Grantors by Deed of, R.C. Ayers, Sr., June 1, 1972 recorded in Deed Book 945, page 211 in R.M.C. Office for Greenville County.

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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 whomsoever lawfully claiming the same or any part thereof.