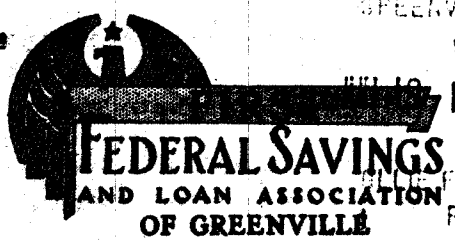


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State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

We, C. L. Spelts and Inez Spelts, of Greenville County, SEND GREETINGS:

WHEREAS, we the said C. L. Spelts and Inez Spelts

in and by our certain promissory note, in writing, of even date with these presents are well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, in the full and just sum of Four Thousand, Two Hundred and No/100 - - - - (\$ 4,200.00 )

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in installments of Thirty-Six and No/100 - - - - - (\$ 36.00 ) Dollars upon the first day of each and every calendar month hereafter in advance, until the full principal sum, with interest has been paid, said monthly payments shall be applied first to the payment of interest, computed monthly on the unpaid balance, and then to the payment of principal; said note further providing that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note, shall, at the option of the holder thereof, become immediately due and payable, who may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum attorney's fee beside all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That we, the said C. L. Spelts and Inez Spelts

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, according to the terms of said note, and also in consideration of the further sum of Three Dollars to us,

the said C. L. Spelts and Inez Spelts in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, at and before the signing of these presents (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, the following described property, to-wit:

"All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Greenville Township, located on the Old Anderson Road or State Highway No. 81, about 2-1/2 miles from the corporate limits of the City of Greenville, being known and designated as Tract No. 4 of a subdivision known as Dixie Farms according to a plat thereof recorded in the R. M. C. office for Greenville County in Plat Book L, at pages 3 and 5, containing 9.34 acres, and being described by metes and bounds, as follows:

"BEGINNING at an iron pin at the joint corner of Tracts Nos. 4 and 3, and running thence with the line of Tract No. 3, N. 35-25 W. 355 feet to an iron pin; thence N. 40-50 W. 712 feet; thence S. 23-30 W. 128 feet to an iron pin, joint corner of Tracts 5, 6, and 4; thence S. 14 E. 145 feet to an iron pin; thence S. 40-52 E. 196 feet to an iron pin; thence S. 5-07 E. 100 feet to an iron pin; thence S. 41-47 W. 46 feet to an iron pin; thence S. 27 W. 100 feet to an iron pin; thence S. 10 E. 165 feet to an iron pin; thence S. 17 W. 65 feet to an iron pin; thence S. 49-35 W. 159-1/2 feet to the center of a county road; thence along the center of the county road, S. 35-30 E. 356 feet to a point in the center of State Highway No. 81; thence N. 47 E. 356 feet with said highway to a point; thence continuing with said highway, N. 55-25 E. 294 feet to the point of beginning, including the plumbing, electrical and heating fixtures now located on said premises, or to be installed thereon, which are hereby expressly agreed to be a part of the realty. Being the same conveyed to us by J. C. Barber, Jr. by deed not yet recorded."