

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Earl Green and Louise G. Green

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company,
its successors and assigns

(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

Sixty-two Hundred Seventy-seven and 68/100----- Dollars (\$ 6,277.68) due and payable

in 36 monthly installments of \$174.38, commencing on the 1st day of May, 1975, and on the same date of each successive month thereafter until paid in full

with interest thereon from _____ at the rate of _____ 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:

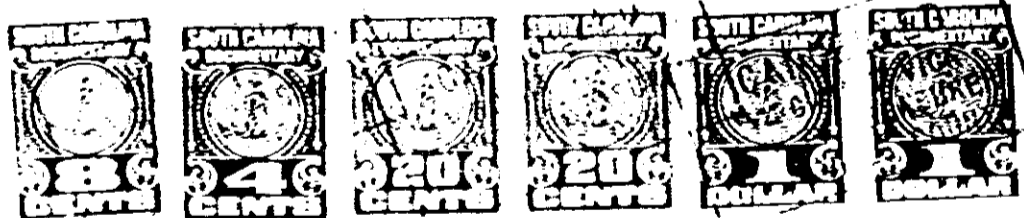
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, near the American Spinning Company, and being designated as Lot No. 4 on a plat by W. A. Hudson, recorded in the R. M. C. Office for Greenville County in Deed Book NNN, at Page 485, and having the following metes and bounds according to said plat:

BEGINNING on Buncombe Road at corner of Lot No. 3, and running thence along Buncombe Road, S. 21-20 E. 70 feet to the corner of Hudson Street; thence with Hudson Street, N. 59 1/4 E. 225 feet to the corner of Williams Street; thence with Williams Street, N. 21-20 W. 70 feet to the corner of Lot No. 3; thence with the line of Lot No. 3, S. 59 1/4 W. 225 feet to the beginning corner of Buncombe Road, subject however to right-of-way of S. C. Highway Dept. for Buncombe Road.

This is the same property conveyed to the Mortgagors by deed recorded in the R. M. C. Office for Greenville County in Deed Book 870, Page 615, dated June 20, 1969.

This mortgage is junior to mortgage to Furman B. Pinson dated June 27, 1969, and recorded in the R. M. C. Office for Greenville County in Mortgage Book 1130, Page 49.



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 Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.