GREENVILLE CO. S. C.

160x 1428 PAGE 276

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: CHARLES E. BUTLER BUILDERS, INC.

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

DOLLARS (\$ 45,000.00), with interest thereon as provided in said promissory note, said principal and interest to be paid as therein stated, and

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 purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable,

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 piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the county of Greenville, state of South Carolina, being known and designated as Lot No. 4 as shown on plat of HOLLYTON, INC. recorded in plat book 5-P page 45 of the RMC Office for Greenville County, S. C., and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northeast side of Roper Mountain Road, joint front corner of Lots 3 & 4; thence with the joint line of said lots N. 45-39 E. 170 feet to an iron pin; thence turning S. 44-21 E. 120 feet to an iron pin, joint rear corner of Lots 4 & 5; thence with the joint line of said lots S. 45-39 W. 170 feet to an iron pin on the northeast side of Roper Mountain Road; thence with the northeast side of said road N. 44-21 W. 120 feet to the point of beginning.

This is the same lot conveyed to mortgagor by Hollyton, Inc. by deed dated April 7, 1978 to be recorded simultaneously with this mortgage.

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NORTGAGEE's address:

500 E. Washington Street PO Box 10148, Greenville, S. C. 29603

MORTGAGE

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Samuel Control

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