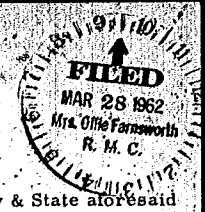


STATE OF SOUTH CAROLINA
COUNTY OF Greenville

BOOK 885 PAGE 497

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN



WHEREAS, we, RAY A. DURHAM and BETTY JO DURHAM, of the County & State aforesaid

(hereinafter referred to as Mortgagor) is well and truly indebted unto
FIRST FINANCE CO., a 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

Seven Hundred and Twenty and no/100 ----- Dollars (\$720.00) due and payable
in monthly installments of Forty (\$40.00) each commencing on the 23rd day of April, 1962
and continuing for eighteen (18) months, on the same day of each succeeding month until paid in full,

maturity
with interest thereon from date at the rate of seven (7) per centum per annum, to be paid: monthly

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, Grove Township, on the eastern side of U. S. Highway No. 29, being known and designated as Lot No. 1 of a subdivision of the property of James E. Richey as shown on plat thereof prepared by R. E. Dalton, November, 1944 and recorded in the R. M. C. Office for Greenville County in Plat Book Q at Page 180, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of United States Highway No. 29 at the corner of Burrell property and running thence along the line of that property, crossing the right-of-way for the P & N track S. 73-34 E. 502 feet to a stake on the western edge of the right-of-way for the C. and G. Division of the Southern Railway; thence along the western edge of said right-of-way, S. 34-23 W. 205 feet to an iron pin, the rear corner of Lot No. 2; thence along the line of that lot, N. 70-30 W. 486 feet to an iron pin on the eastern edge of said U. S. Highway No. 29; thence along the eastern edge of U. S. Highway No. 29, N. 31-45 E. 175 feet to the beginning corner; containing 1.63 acres, and being the same conveyed to me by J. E. Richey by his deed dated November 13, 1944 and recorded in the R. M. C. Office for Greenville County in Deed Vo. 269 at Page 131.

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 if 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 in full
10-29-62*

*First Finance Co. a Corporation
15 Pendleton St. Greenville, SC*

*By: Dan Williams
Manager*

*Witnessed by:
James D. McHenry, Jr.*

