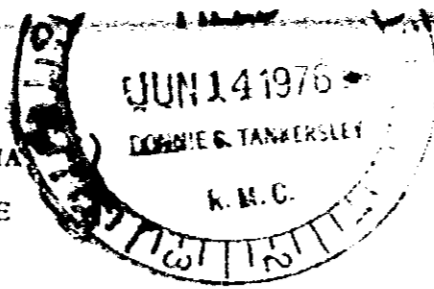


STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE



BOOK 1370 PAGE 144

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

WHEREAS, we, Leroy A. Hamilton, Sr. and Joan C. Hamilton

(hereinafter referred to as Mortgagor) is well and truly indebted unto W. B. Parsons et al.

(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 Eighteen Thousand and No/100-----

Dollars (\$ *18,000.00) due and payable

on demand

with interest thereon from date at the rate of $8\frac{1}{2}$ per centum per annum, to be computed ~~per~~ monthly, payments first to interest then to principal.

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, Austin Township, on the eastern corner of Dalewood Drive and Dalewood Court, near the Town of Simpsonville, being shown as Lots 42 and 43 on a plat of Dalewood Heights, recorded in Plat Book KK at Page 5, and described as follows:

BEGINNING at a stake at the eastern corner of Dalewood Court and Dalewood Drive, and running thence with the southeastern side of Dalewood Drive, N. 42-43 E. 210 feet to a stake; thence S. 32-51 E. 133.2 feet to a stake at corner of Lot 41; thence with the line of said lot, S. 42-43 W. 145.2 feet to a stake on Dalewood Court; thence with the northeastern side of said Court, N. 49-00 W. 226 feet to the beginning corner.

This being the same property conveyed to the Mortgagors herein by deed of E. Inman, Master, on August 2, 1962, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 703 at Page 437.



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.

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