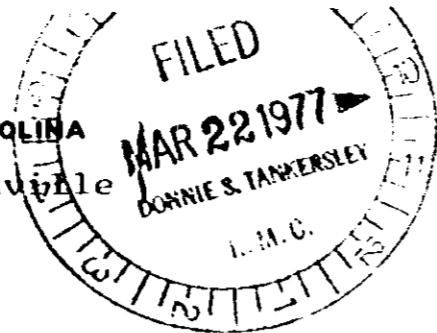


STATE OF SOUTH CAROLINA
COUNTY OF Greenville



MORTGAGE OF REAL ESTATE

BOOK 1392 PAGE 174

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, the said Bobby G. Porter and Kathryn W. Porter
(hereinafter referred to as Mortgagor) is well and truly indebted unto Pickensville Investment Company

(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 Thirteen Thousand and No/100's-----
Dollars (\$ 13,000.00) due and payable
on demand

with interest thereon from date at the rate of nine per centum per annum, to be paid: annually

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 in Greenville County, State of South Carolina, being shown as lot # 14 on a plat of the property of R. G. Pace recorded in the RMC Office for Greenville County in Plat Book VV at page 183, and described as follows:

BEGINNING at the southern corner of the intersection of Parker Road and McKinney Road and running thence S. 62-50 E. 195.8 feet along Parker Road; thence turning and running S. 48 W. 169.5 feet; thence turning and running N. 42-00 E. 184 feet; thence turning and running N. 48-00 W. 100 feet along McKinney Road and back to the point of beginning.

Being a portion of the premises conveyed to the grantor by deed recorded in Book of Deeds 251 at page 316.

This is the identical property conveyed by R. G. Pace to Bobby G. Porter and Kathryn W. Porter on October 22, 1964 and recorded this date in Book 760 of Deeds, page 182 in the RMC Office for Greenville County.

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Together with all and singular rights, members, herditaments, 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 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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