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FILED
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REAL ESTATE MORTGAGE
S. Tankersley

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THE STATE OF SOUTH CAROLINA
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN, We, George Edward & Edith E. Rollins
of the County of Greenville, State of South Carolina, hereinafter called the Mortgagors, send greeting:

WHEREAS, the said Mortgagors are justly indebted to FINANCE ONE OF SOUTH CAROLINA, INC., hereinafter called the Mortgagee, and have given their promissory Note therefore bearing even date herewith, whereby they have promised to pay to the Mortgagee in accordance with its terms the Actual Amount of Loan of \$ 3679.55 together with interest on unpaid balances, it being hereby expressly agreed that upon default in the payment of said note or of any charge in connection therewith, or of insurance premiums, taxes or assessments or in the performance of any of the requirements herein contained as to taxes or insurance or of any of the other conditions hereof, the Mortgagee shall have the right to declare immediately due and payable the entire unpaid principal balance hereof and accrued interest thereon, and to proceed, without notice, to enforce the collection of same as provided therein, together with a reasonable attorney's fee up to 15% of said unpaid balance for any litigation concerning the debt, and all other amounts secured hereby.

NOW KNOW ALL MEN That the Mortgagors, in order better to secure the payment of the note above mentioned in accordance with its terms, and all other sums mentioned therein or herein, to the Mortgagee, and also in consideration of the further sum of TEN DOLLARS to the Mortgagors in hand well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real property:

All that piece, parcel of lot of land in Greenville County, State of South Carolina, O'Neal Township, located about 5 miles Northwest from Greer, S. C., on the Eastern side of Wofford Road and being shown on plat made for Leonard A. Dobson by John A. Simmons, surveyor, dated Sept. 30, 1970 and having the following courses and distances, to wit:

Beginning at the southern corner of the property herein described at iron pin on north side of said road and running thence N. 4-00 E., 290 feet along a waterway line, which is the line; thence still with waterway, N. 23-07 E., 152 feet to iron pin; thence S. 49-35 E., 315 feet to center of Wofford Road (pin back on line at 18 feet); thence with the center of said road, S. 49-55 W., 138 feet; thence still with center of road, S. 55-37 W., 196.7 feet to bend in road; thence S. 64-20 W., 57.1 feet to the beginning corner and containing 1.72 acres, more or less.

See contract of bond for title recorded in book 966 page 21, Greenville county R.M.C. Office being conveyed to Leonard A. Dobson by Charlie O. Wolfe, Inc., and being a part of 11.33 acre tract shown on plat recorded in plat book R page 82B, Greenville County R.M.C. Office.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

(CONTINUED ON NEXT PAGE)

TO HAVE AND TO HOLD all and singular the said premises unto the Mortgagee, its successors and assigns, forever.

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