STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

OPTCACE OF REAL ESTATE

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERNA

WHEREAS,

Earl D. Morgan

(hereinafter referred to as Mortgagor) is well and truly indebted unto P.O. Box 3028, Greenville, S.C. 29602

Dollars (\$ 3,500.00) due and payable

as per the terms of that promissory note of even date herewith.

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 Mortgagoe 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's heirs, 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 on the southwestern side of Rocky Knoll Drive near Greenville and being known and designated as Lot No.72 of Pecan Terrace shown on plat prepared by Piedmont Engineering Service dated March 27, 1953 and recorded in the RMC Office for Greenville County, S.C. in Plat Book GG at Page 9, reference to said plat is hereby craved for the metes and bounds thereof.

THIS being the same property conveyed to the mortgagor herein by deed of Ron L. Cobb as recorded in Deed Book 1074 at Page 911, in the RMC Office for Greenville County, SC, on March 7, 1978.

THIS IS A SECOND MORTGAGE

STATE OF SOUTH CAROLINA

COMMENTARY

APRIT 84 TAX

PR 11218

PR 11218

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 is 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 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 Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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