ADDRESS: 111 Manly Street Cceenville, S. C. 29601

MORTGAGE - INDIVIDUAL FORM - MITCHELL & ARIAIL, GREENVILLE, S.C.

STATE OF SOUTH CAROLINA

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

JUL 29 2 23 PO XIL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, E. J. Belue^{0/4/1}

(hereinalter referred to as Mortgagor) is well and truly indebted unto Michael McCarter

(hereinaster 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

Twelve Thousand and no/100------ Dollars (\$ 12,000.00) due and payable as provided in the terms of the promissory note of even date herewith, said terms are incorporated herein by reference.

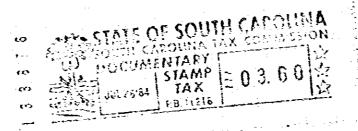
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 piece, parcel or tract of land, situate, lying and being in the State of South Carolina, County of Greenville, O'Neal Township, formerly known as Lots 4 and 6 of B. W. Waters property, approximately two (2) miles Northwest of Greer, South Carolina, and according to the plat prepared for Michael McCarter on January 16, 1980 by Wolfe & Huskey, Inc., Engineers, recorded in Plat Book at Page as having the tollowing metes and bounds, to-wit:

BEGINNING at an old iron pin on the right of way of Old CC Camp Road and running thence along the property line of George Wood, S. 13-39 E. 255 feet to an iron pin; thence N. 76-30 E. 87.5 feet to an iron pin on the right of way of a County Road; thence down the righ of way of the County Road, S. 10-42 E. 110 feet to an iron pin on the boundary of Esteline Vaughn Wooten; thence along the property line of E. J. Belue, N. 11-54 W. 382.3 feet to an iron pin on the right of way of Old CC Camp Road; thence down the right of way of Old CC Camp Road; thence down the right of way of Old CC Camp Road, N. 88-10 E. 82 feet to the point of beginning and containing according to said plat .95 acres.

The above property is the same property conveyed to the mortgagor by deed of B. W. Waters on October 13, 1950 and recorded in Deed Book 571 at Page 343 on February 19, 1957 in the R.M.C. Office for Greenville County.



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

The Mortgagor further covenants and agrees as follows:

THE RESIDENCE OF THE PROPERTY OF THE PROPERTY

(1) That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Mortgagee for any further loans, advances, readvances or credits that may be made hereafter to the Mortgager by the Mortgagee so long as the total indebtedness thus secured does not exceed the original amount shown on the face hereof. All sums so advanced shall bear interest at the same rate as the mortgage debt and shall be payable on demand of the Mortgagee unless otherwise provided in writing.