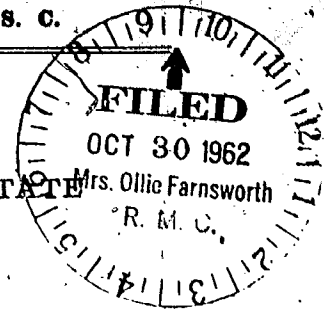


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THE STATE OF SOUTH CAROLINA

COUNTY OF ~~PICKENS~~
Greenville

MORTGAGE OF REAL ESTATE



TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Chester Grove and Lois M. Grove

SEND GREETING:

Whereas, we, the said Chester Grove and Lois M. Grove hereinafter called the mortgagor(s)

in and by our certain promissory note in writing, of even date with these presents, well and truly indebted to Fairlane Finance Co., Inc. hereinafter called the mortgagee(s), in the full and just sum of

Thirteen Hundred Five and 36/100 ----- DOLLARS (\$1305.36), to be paid

in thirty-six (36) equal monthly installments of Thirty-Six and 26/100 (\$36.26) Dollars each, the first such installment being due and payable on the 15th day of November, 1962, and a like sum due and payable on the 15th day of each succeeding calendar month thereafter until the entire amount of principal and interest shall have been paid

, with interest thereon from maturity

at the rate of six (6%) percentum per annum, to be computed and paid annually in advance

until paid in full; all interest not paid when due to bear interest at the same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, then the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity, should be placed in the hands of an attorney for suit or collection, or if, before its maturity it should be deemed by the holder thereof necessary for the protection of his interests to place and the holder should place the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor(s) promise to pay all costs and expenses including 10 per cent of the indebtedness as attorney's fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, That we, the said mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the term of the said note, and also in consideration of the further sum of Three Dollars, to US, the said mortgagor(s), in hand well and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents to grant, bargain, sell and release unto the said Fairlane Finance Co., Inc., its successors and assigns:

ALL that piece, parcel or lot of land with the improvements thereon situate, lying and being in or near Travelers Rest, in the County of Greenville, South Carolina, and being more particularly described as lot no. 87 as shown on plat entitled Subdivision for Abney Mill, Renfrew Plant, Travelers Rest, South Carolina, made by Dalton and Neves, Engineers, Greenville, S. C., January, 1959; and recorded in the office of the RMC for Greenville County, South Carolina, Plat Book QQ, page 53. According to said plat the within lot is known as No. 3 Mill Street Extension and fronts thereon 60 feet.