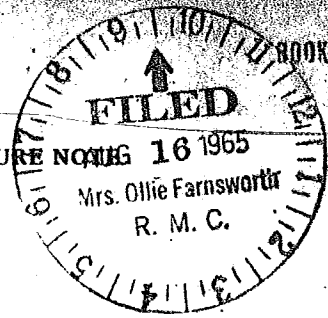


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MORTGAGE REAL ESTATE TO SECURE

STATE OF SOUTH CAROLINA )  
COUNTY OF )

THIS MORTGAGE made this 28 day of June, 19 65, between Agnes Dean and Sun Vent Awning Company, herein called "Mortgagors," of Greenville South Carolina and Greenville South Carolina, herein called "Mortgagee," a South Carolina corporation.

WITNESSETH:

1. Mortgagors are justly indebted unto Mortgagee in the amount of \$ 2009.28, payable in 48 equal successive monthly installments of \$ 41.86 each, as evidenced by Mortgagors' Promissory Note of even date.

2. Mortgagors for, and in consideration of said debt and sum of money aforesaid, and for the better securing the payment thereof to Mortgagee according to the terms of said Promissory Note and also in the consideration of the further sum of THREE DOLLARS to Mortgagors in hand well and truly paid by Mortgagee at and before the sealing and delivery of these presents (the receipt whereof is hereby acknowledged) have granted, bargained, sold and released and by these presents do hereby grant, bargain, sell and release unto Mortgagee the following described real estate located in Greenville County, South Carolina.

Beginning at an iron pin at the northeast corner of Third Avenue (Conyers Street) and Second Street, and running thence along Second St., S. 89-45E. 100 feet to iron pin, corner of property owned by SL. Williams; thence with Williams line, N.00-17E. 60 feet to iron pin, corner of lot heretofore conveyed to J. H. Bentley; thence with line of said property, S. 89-45W. 100 feet to iron pin on Third Avenue; thence with the east side of Third Avenue, S. 17W. 60 feet to the point of beginning.

TOGETHER with all buildings, improvements, fixtures or appurtenances now or hereafter erected thereon, including all apparatus, equipment, fixtures, or articles, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light, power, refrigeration, ventilation or other services, and also together with any screens, window shades, storm doors and windows, screen doors, awnings, stoves and water heaters (all of which are declared to be a part of said real estate whether physically attached thereto or not).

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

3. Mortgagors do hereby warrant and will forever defend the said Premises unto Mortgagee from and against Mortgagors, Mortgagors' heirs, executors, administrators, and assigns and all persons whomsoever lawfully claiming or to claim the same or any part thereof.