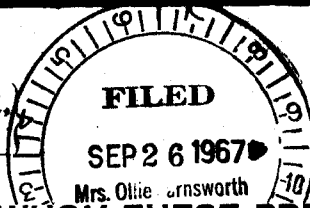


The State of South Carolina,

COUNTY OF Greenville



BOOK 1070 PAGE 308

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Thomas Hunt and Minnie Lee Hunt

HEREINAFTER CALLED THE MORTGAGOR, IN THE STATE AFORESAID, SEND GREETINGS:

WHEREAS, the Mortgagor in and by a certain note or notes, or obligation, bearing date the day of the date of these Presents, stand firmly held and bound to pay unto Cox Finance Company

hereinafter called the Mortgagee, in the said State, the sum of
Four hundred eighty and no/100 (\$480.00)

Dollars

Fifteen (15) months after date (without grace), with interest thereon after maturity at the rate of _____ per cent, per annum, payable annually until paid; and the said mortgagor hereby agrees to pay all taxes or assessments, State, County and Municipal—as levied, assessed or charged against the property hereby mortgaged, as soon as the same shall become due and payable, or to repay on demand to said Mortgagee any or all such taxes, assessments, costs or penalties that may be paid by the said mortgagee whilst said note remains unpaid. (The said Mortgagee is hereby authorized to pay such, if the same be not paid when due by the Mortgagor, his Heirs, Executors or Administrators; it being distinctly understood and agreed that default in the payment of the principal, and interest, and taxes, and costs, and penalties, aforesaid, or of either, shall be a breach of the condition of said note or notes and of this mortgage.)

And it is further agreed that in case this mortgage be foreclosed, or be put into the hands of an Attorney for collection or foreclosure, a commission of ten per cent upon the amount due shall be added to cover Attorney's fees for collecting the same, which is hereby secured by the mortgage; and this mortgage shall also secure and cover any and all extensions or renewals of the said note or notes or obligation, whether represented by the original note or notes or by a new note or notes, so long as the indebtedness secured by this mortgage, or any part thereof, may remain unpaid in full. And this mortgage shall also secure any other indebtedness that I may now or hereafter be due or may owe the said Mortgagee, as maker, endorser or otherwise, and any indebtedness owed by me, as original obligor, endorser or otherwise, and acquired by said Mortgagee.

NOW KNOW ALL MEN, that the Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the Mortgagee, according to the condition of the said note, and also in consideration of the further sum of Three Dollars 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, 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 estate:

All that lot of land with improvements lying at the northwestern corner of the intersection of Lynch Drive with Blossom Drive in Gantt Township, Greenville County, South Carolina, being shown and designated as Lot No. 22 on a Plat of Kennedy Park, made by Piedmont Engineers & Architects, revised January 28, 1966 and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book JJJ, Page 179 and in Plat Book LLL, Page 71, and having according to said Plat the following metes and bounds, to wit:

Beginning at an iron pin on the northern side of Blossom Drive at the joint front corners of Lots Nos. 21 and 22 and running thence N. 2-42 E. 133 feet to an iron pin; thence S. 87-18 E. 80 feet to an iron pin of Lynch Drive; thence along the western side of Lynch Drive S. 2-42 W. 108 feet to an iron pin; thence with the curve of the intersection of Lynch Drive with Blossom Drive, the chord of which is S. 47-42 W. 35.4 feet to an iron pin; thence along the northern side of Blossom Drive N. 87-18 W. 55 Feet to an iron pin, the beginning corner.

The above described property is hereby conveyed subject to building restrictions applicable to Kennedy Park, recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 773, Page 527, and subject to the building setback line, drainage easements and utility rights of way and easements shown on the aforementioned Plats and appearing of public record.

As a part of the consideration for this Deed the Grantees assume and agree to pay in full the indebtedness due on a note and mortgage covering the above described property in favor of Fountain Inn Federal Savings & Loan Association recorded in the R. M. C. Office for said county and state in Mortgage Book 1022, Page 475, which has a present balance due in the sum of \$9,600.00, plus accrued interest.