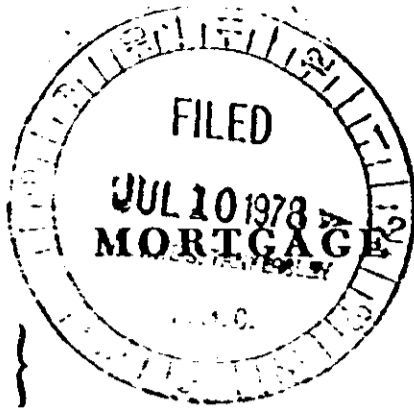


SECOND
MORTGAGE on Real Estate



BOOK 1437 PAGE 706

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Larry C. Hart and
Diana B. Hart

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, S. C., (hereinafter referred to as Mortgagee) in the sum of

Eleven thousand six hundred forty four and 08/100 ----- DOLLARS

(\$ 11,644.08), as evidenced by the Mortgagor's note of even date, bearing interest as stated in said note, and payable as therein stated or as modified by mutual agreement, in writing, the final maturity of which is seven (7) years after the date hereof, unless extended by mutual consent, the terms of said note and any agreement modifying it are incorporated herein by reference; and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, including advances made by the Mortgagee on other or no security:

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 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,

All that piece, parcel or tract of land lying, being and situate in County and State aforesaid, Austin Township, on West side of East Georgia Road, containing 4.33 acres, more or less, and designated as Tract 7 on Plat prepared by C. O. Riddle, Sur., in August 1971, entitled "Property of Renzie L. Cooper, Greenville County, S. C.," and having according to said plat following courses and distances, to-wit:

BEGINNING at point in center of said East Georgia Road, joint corner with Tract 6, and running thence with joint line of said Tract 6, N. 55-05 W. crossing an iron pin 22.1 feet in Western edge of said road from said point, a total distance of 964 feet to an iron pin, corner with Tract 6 on J. C. Hughes line; thence with joint line of Hughes land, N. 84.31 E. 250.4 feet to an iron pin, back joint corner with Lot or Tract 8 on Hughes line; thence with joint line of said Tract 8, S. 65-33 E. 735.9 feet to a point in center of said road, crossing an iron pin 27.2 feet before reaching said point, joint corner with Tract 8; thence with center of said road, S. 25-24 W. 300 feet to beginning point, and bounded by Tracts 6 and 8, lands of J. C. Hughes and the East Georgia Road.

This conveyance is made subject to Restrictions and Limitations as recorded in Deed Book 921, page 25 RMC Office for Greenville County, S. C.

This is the same property conveyed by deed of R. L. Cooper, Jr. dated 8-12-71, recorded 8-19-71 in volume 923 at page 175.

RECORDED JUL 10 1978

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or hereafter attached, connected, or fitted thereto in any manner, all such fixtures.



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