

MORTGAGEE'S ADDRESS: c/o Kerr-Renfrew Finishing, Highway 276, Travelers Rest, S.C. 29690

MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, AARON P. BLANK and JEAN F. BLANK

(hereinafter referred to as Mortgagor) is well and truly indebted unto ALLIED PRODUCTS CORPORATION

(hereinafter 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

SEVENTEEN THOUSAND and no/100-----Dollars (\$17,000.00) due and payable
in full on the 24 day of August, 1980,

with interest thereon from date hereof at the rate of eleven per centum per annum, to be paid: February
24, 1980.

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, the Mortgagee's heirs, successors and assigns:

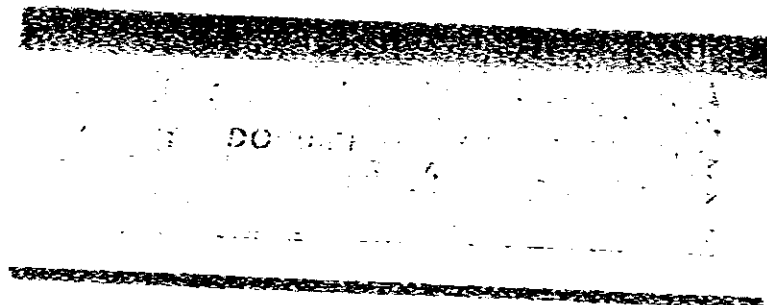
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, described as follows:

All that piece, parcel or lot of land situate, lying, and being on the western side of West Round Hill Road in Greenville County, South Carolina, being shown and designated as Lot 116 on plat of Green Valley Estates recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, pages 2 and 3, and having, according to said plat and a more recent plat dated August 22, 1979 by Freeland & Associates entitled "Property of Aaron P. Blank and Jean F. Blank", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of West Round Hill Road at the joint front corner of Lots 116 and 117, which pin is located approximately 880 feet from the intersection of West Round Hill Road and Foot Hills Road, and running thence with the joint line of Lots 116 and 117, S. 86-17 W. 315.8 feet to an iron pin; thence N. 12-09 W. 201.2 feet to an iron pin at the joint rear corner of Lots 116 and 115; thence with the joint line of Lots 115 and 116, N. 87-29 E. 299.2 feet to an iron pin on the western right-of-way of West Round Hill Road; thence with said road right-of-way, S. 13-21 E. 99.9 feet to an iron pin; thence continuing with said road right-of-way, S. 21-04 E. 98.7 feet to an iron pin at the Point of Beginning.

BEING the same property conveyed to the Mortgagors by Deed of Liberty Life Insurance Company dated 21, 1979, to be recorded herewith.

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all 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 Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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