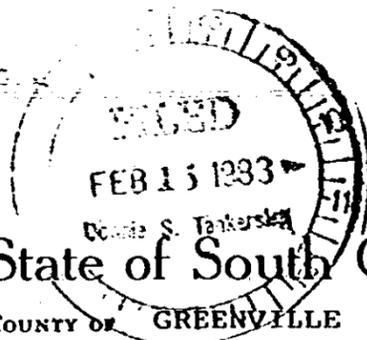


APPROVED
FILED



MORTGAGE OF REAL ESTATE Form No. 1
The R. L. Bryan Company, Manufacturing Stationers, Columbia, S. C. 29207

State of South Carolina,
COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS, we the said William T. Fraser Jr., and Ann D. Fraser
in and by that certain guarantee or obligation, bearing date the 9th
day of May, A. D. 1973, stand firmly held and bound unto
the Estate of Esther B. Sprott, Ellen M. Easterby and Harriett G. Miner in the ~~total~~ sum of
One Hundred Fifty Five Thousand Two Hundred Twelve (\$155,212.00) DOLLARS,
~~conditioned for the payment of the full and just sum of \$155,212.00~~

as in and by the said guarantee and condition thereof, reference
being thereunto had, will more fully appear.

Now, KNOW ALL MEN, That we the said William T. Fraser, Jr., and
Ann D. Fraser in consideration
of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said
Estate of Esther B. Sprott, Ellen M. Easterby and Harriett G. Miner, according to the condition
of the said guarantee, and also in consideration of the further sum of THREE DOLLARS, to
us the said William T. Graser Jr., and Ann D. Fraser
in hand well and truly paid by the said Estate of Esther B. Sprott, Ellen M. Easterby
and Harriett G. Miner

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 said Estate of Esther B. Sprott,
Ellen M. Easterby and Harriett G. Miner

All that certain piece, parcel or lot of land situate, lying and
being in the City of Greenville, County of Greenville, State of South
Carolina, being known and designated as part of Lot No. 30 and part of
Lot No. 31, as shown on plat of McDaniel Heights, made by Dalton &
Neves and recorded in Plat Book G, page 214, and a parcel to the rear
of Lot No. 30 as shown on plat of Haber & Norwood, recorded in the RMC
Office for Greenville County in Plat Book XX, page 161, and having,
according to a more recent plat of the property of William T. Fraser,
Jr., and Ann D. Fraser, made by Dalton & Neves, January 1969, the
following metes and bounds, to wits.

Beginning at an iron pin on the north side of Ben Street, which
pin is 167.4 feet in a westerly direction from the intersection of Ben
Street and McDaniel Avenue, and running thence with the northern side
of Ben Street due west 82.2 feet to an iron pin at the joint from
corners of Lots Nos. 29 and 30; thence with said joint line due north
179 feet to an iron pin; thence N. 57-48 E. 126 feet to an iron pin;
thence S. 14-23 W. 69.3 feet to an iron pin; thence due east 9' feet to
an iron pin; thence S. 3-38 W. 102.96 feet to an iron pin; thence S.
7-15 W. 76.96 feet to an iron pin, the point of beginning.

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