OREENVILLE CO. S. Wilker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA 5 4 12 PH 70

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS Charlie McClinton and Emma McClinton

thereinafter referred to as Mortgagor) is well and truly indebted unto J. A. Cureton

(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

One Thousand, Five Hundred and No/100-------Dollars (\$ 1,500.00) due and payable

One Hundred and No/100 (\$100.00) Dollars, thirty (30) days from date and a like amount each month thereafter until paid in full, without interest.

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WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagor 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 Mortgagor at any time for advances made to or for his account by the Mortgage, and also in consideration of the further sum of Three Dollars (43.00) to the Mortgagor in hand well and truly paid by the Mortgagor at and before the scaling 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 Mortgagoe, its successors and assigns:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, known and designated as the Property of J. A. Cureton, according to a plat prepared by C. O. Riddle, Reg. L. S., dated July 1969, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in Thompson Drive and running N. 0-35 W. 23 feet to an iron pin; thence N. 0-35 W. 503.75 feet to an iron pin; thence N. 77-59 E. 170.2 feet to an iron pin; thence S. 0-51 E. 400 feet to I.P.O.; thence S. 1-31 E. 132.8 feet across Thompson Drive to I.P.O.; thence S. 87-47 W. 170.7 feet to point of beginning, containing 2.00 acres, which tract is subject to the right-of-way for Thompson Drive.

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 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 Murigagor covenants that it is lawfully seized of the prentises hierchabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the prentises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and foreer defend all and singular the said premises unto the Mortgagor forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same error part thereof.