

State of South Carolina

COUNTY OF GREENVILLE

MARIE COMMENT

MORTGAGE OF REAL ESTATE

WHEREAS, said note further provides that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty days, or if there shall be any failure to comply with and abide by any By-Laws or the Charter of the Mortgagee, or any stipulations set out in this mortgage, the whole amount due thereunder shall at the option of the holder thereof, become immediately due and payable, and said holder shall have the right to institute any proceedings upon said note and any collaterals given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for proceedings; and

WHEREAS, the Mortgagor may hereafter become indebted to the Mortgagee for such further sums as may be advanced to the Mortgagor's account for the payment of taxes, insurance premiums, repairs, or for any other purpose;

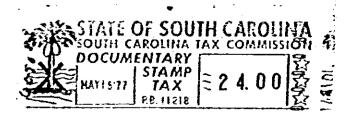
NOW. KNOW ALL MEN. That the Mortgagor, in consideration of said debt and to secure the payment thereof and any further sums which may be advanced by the Mortgagee to the Mortgagor's account, and also in consideration of the sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing 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, the following described real estate:

All that certain piece, parcel, or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the southerly side of Grey Stone Court, near the City of Greenville, S. C., being known and designated as Lot No. 201 on plat entitled "Map No. 2, Section I, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C., in Plat Book 4R, page 85 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Grey Stone Court, said pin being the joint front corner of Lots 200 and 201 and running thence with the common line of said lots S 36-57-59 E 138.13 feet to an iron pin, the joint rear corner of Lots 200 and 201; thence N 53-26-00 E 100 feet to an iron pin, the joint rear corner of Lots 201 and 202; thence with the common line of said lots N 36-57-59 W 138.83 feet to an iron pin on the southerly side of Grey Stone Court; thence with the southerly side of Grey Stone Court S 53-02-01 W 100 feet to an iron pin, the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of M. Graham Proffitt, III, Ellis L. Darby, Jr. and John Cothran Company, Inc. dated May 16, 1977 and recorded in the RMC Office for Greenville County, S. C., on May 18, 1977, in Deed Book 1056, page 804

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AND THE PROPERTY OF THE PROPER

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