COUNTY OF GREENVICE

MORTGAGE OF REAL ESTATE

DIT 100 ALL WHOM THESE PRESENTS MAY CONCERN:

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JOHN J. STUBBLEFIELD, SR.

(hereinafter referred to as Mortgager) is well and truty indebted un to COMMERCIAL MORTGAGE COMPANY, INC.

(hereinafter referred to as Mortgagoo) 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 Fifteen Thousand and no/100---------- Dollars (\$ 15,000.00) due and payable in accordance with terms of Note dated June 16, 1982.

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WHEREAS, the Mertgagor may hereafter become indebted to the said Martgagoe for such further sums as may be advanced to or for the Merigagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mertgagor, in consideration of the aforessix debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indobted to the Mortgagoe at any time for advances made to or for his account by the Martgages, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgages 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 Mortgagoo, its successors and as-

"ALL that certain piece, parcel or let of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, containing 2.9 acres, more or less and described as follows:

BEGINNING at a point in the center of National Highway from Greenville to Spartanburg at the intersection of Tigerville Road, said point being 4.5 chains in a northeasterly direction from center of the bridge over Enoree River measured along the center of highway and running thence along the west side of Tigerville Road, N. 39-30 W., 5 chains, more or less to a point; thence S. 58 W., 4.10 chains, more or less to a stone; thence S. 32 E., 6.60 chains, more or less to a point in Enoree River; thence along center of river in easterly direction 1.40 chains, more or less to a point in river at middle of bridge over said point; thence along National Highway N. 70-45 E., 4.50 chains to the beginning corner. T8-4-6.

This being the identical property conveyed to the mortgagor by deed of James E. Meeks recorded April 5, 1982, in the RMC Office for Greenville County in Deed Book 1164 at Page 937.

This mortgage is second and junior in lien to that certain mortgage in favor of James E. Meeks recorded April 5, 1982, in the RMC Office for Greenville County in REM Book 1567 at Page 330.

ALSO:

ALL that peice, parcel, or lot of land, with all the improvements thereon, situate, lying and being at Taylors, Greenville Couny, South Carolina, and being more particularly described as Lot 70, as shown on a Plat entitled "Section Two, Subdivision for Burlington Industries, Inc., Taylors, South Carolina", made by Piedmont Engineers & Architects, July 8, 1965, recorded in the RMC Office for Greenville, South Carolina, in Plat Book JJJ at Page 49. According to said Plat, the within described lot is also known as 11 Hill Street and fronts thereon 100.3 feet.

This being the identical property conveyed to the Mortgagor by deed of P. J. Jameson, dated April 2, 1982, said deed to be recorded herewith.

This mortgage is second and junior in lien to that certain mortgage executed by P. J. Jameson in favor of Panstone Mortgage Service, Inc. recorded May 19, 1978 in the RMC Office for Greenville County in REM Book 1432, Page 611, in the original amount of \$20,200.00.

Together with all and singular rights, members, herditaments, and appurtogances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had thereform, and including all heating, plumbing, and lighting fixtures new or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, he considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgages, 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 covernants to warrant and forever defend all and singular the said premises unto the Mortgages forever, from and against the Mortgager and all persons whomspever fawfully claiming the same or any part thereof.

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