STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE,

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

WHEREAS. VICTOR BRUCE FLOWERS AND LINDA GAIL FLOWERS

(hereinafter referred to as Mortgagor) is well and truly indebted unto FIRST CITIZENS BANK AND TRUST COMPANY OF SOUTH CAROLINA, Post Office Box 3028, Greenville, S. C. 29602

pursuant to the terms of Note of even date.

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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, its 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, being known and designated as Lot No. 2, on plat of Northside Heights, recorded in Plat Book MM at Page 89, in the R.M.C. Office for Greenville County and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the western side of Pine Knoll Drive, at the joint front corner of Lots Nos. 1 and 2, and running thence with the line of Lot No. 1, N. 75-02 W. 201.8 feet to iron pin; thence N. 6-40 E. 95 feet to iron pin on Northside Circle; thence with said Northside Circle, S. 81-55 E. 184.8 feet to iron pin; thence with the curve of the intersection of Northside Circle and Pine Knoll Drive, S. 36-27 E. 28.1 feet to iron pin; thence with Pine Knoll Drive, S. 08-55 W. 95 feet to the point of beginning.

This being the same property conveyed to Victor Bruce Flowers by deed from Margie R. Flowers dated July 3, 1973, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 978 at Page 349 on July 5, 1973, and deed from Vicki Charlene Flowers dated January 25, 1978, recorded in Deed Book 1072 at Page 580 on January 25, 1978. Victor Bruce Flowers conveyed a one-half undivided interest to Linda Gail Flowers by deed dated December 8, 1981, recorded in Deed Book 1159 at Page 241 on December 8, 1981.

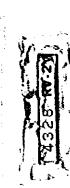
STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
FEB. 11218

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 Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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