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Post Office Box 2568 Greenville, South Carolina 29602

STATE OF SOUTH CAROLINA

2 51 FH '87MGRTGAGE 1842 FREAL PROPERTY

STEVEN H. OWINGS AND LINDA P. ONINGS (hereinafter referred to as "Mortgagor") to First National Bank of South Carolina (hereinafter referred to as "Mortgagee") whose address is Post Office Box 2568, Greenville, South Carolina 29602

WITNESSETH:

IN CONSIDERATION of the sum of Three Dollars (\$3.00) paid to Mortgager by Mortgager and in order amount of .Effer-One Toomsand and No. 100 (\$5), 200, 201---- Dollars, plus interest thereon and josts of collection, including attorneys fees, and to further secure all future advances or re-advances may subsequently be made to Mortgagor by Mortgages evidenced by the afores aid Note or any renewal, el to the or modification thereof or evidenced by any instrument given in substitution for said Note.

Notigned has granted, bargained, sold and released to Mortgagee and the successors and assigns of Mortgagee, and by this Mortgage does grant, bargain, sell, and release to Mortgagee and the successors and ess en Mortgagee, all the following real property (hereinafter referred to as the "Property"):

SALL that certain piece, parcel or lot of land situate, lying and being The State of South Carolina, County of Greenville, and being known and designated as Lot No. 2 containing 0.64 acres, as is more fully shown on a survey for Steve Owings prepared by Freeland and Associates, Engineers, dated March 15, 1982, and having, according to said plat, the following Ametes and bounds, to-wit:

REGINATING at an iron pail on the Morthern side of Budson Road, at the joint front corner of Lots Nos. 1 and 2, and running thence with the joint line of said lots N. 8-27 W. 275.0 feet to an from pin; running thence N. 81-20 E. 99.56 feet to an iron pin; running thence S. 8-27 E. 281.65 feet to an iron is in on the Northern side of Endson Road; running thence with the Northern Side of Hudson Road S. 85-09 W. 99.76 feet to the point of beginning.

Othis is the identical property conveyed to the Mortgagors berein by San M. Fringle and Katherine P. Pringle by deed of even date to be recorded simultaneously herewith.

TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident or appertaining thereto; all improvements now or hereafter situated thereon; and all fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in any reference thereto):

TO HAVE AND TO HOLD all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee forever.

MORTGAGOR covenants that Mortgagor is lawfully seized of the Property in fee simple absolute, that Morigagor has good right and is lawfully authorized to sell, convey or encumber the same, and that the Property is free and clear of all encumbrances except as expressly provided herein. Mortgagor further covenants to warrant and forever defend all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee from and against Mortgagor and all persons whomsoever lawfully daining the same or any part thereof.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of Mortgagor and Mortgagee, that if Mortgagor pays or causes to be paid to Mortgagee the debt secured hereby, the estate hereby granted

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