STATE OF SOUTH CAROLINA

COUNTY OF Greenville

OLLIE FARHSWORTH

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R. H. C. TO ALL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, James L. Oliver and Cynthia S. Oliver

FILED GREENVILLE CO. S. C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Greenville Educators Federal Credit Union

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory mote of even date herewith, the terms of which are incorporated herein by reference, in the sum of

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 texes, 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 ony 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 Mortgagor and also in consideration of the further sum of Three Dollars (\$2.00) to the Mortgagor in hand well and truly paid by the Mortgagor at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has grant-tigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, cituals, lying and being in the State of South Carolina, County of Greenville, designated as Lot No. 2 on a plat of Section 1 of Southwood Acres, recorded in the RMC Office for Greenville County in Plat Book JJJ at Pages 108 and 109, and having the courses and distances shown on said plat.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or apperlaining, and of all the rents, issues, and profits which may arise or be had thereform, and including all heating, plumbing, and lighting fistures now or hereafter altached, connected, or filled thereto in any manner; it being the intention of the parties hereto that all such fistures and equipment, other than the usual household (urniture, 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 lewfully selsed of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to self, 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 Mortgager forever, from and against the Mortgagor and all persons whomseever lawfully claiming the same or any part thereof.