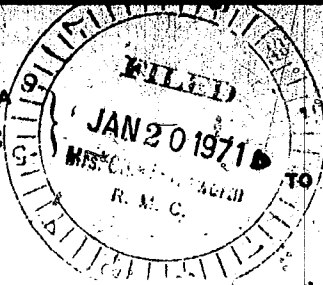


STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE



BOOK 1-178 PAGE 493

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, W. H. Harper,

(hereinafter referred to as Mortgagor) is well and truly indebted unto The Bank of Travelers Rest

(hereinafter referred to as Mortgagee) 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 Twenty-Five Hundred and No/100 (\$2,500.00) - - - - -

- - - - - Dollars (\$2,500.00) due and payable

at the rate of Fifty and No/100 (\$50.00) Dollars per month for eleven months beginning February 15, 1971, with the balance of Nineteen Hundred Fifty and No/100 (\$1,950.00) Dollars due and payable February 15, 1972

with interest thereon from date at the rate of eight(8) per centum per annum, to be paid:

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 Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor 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 Mortgagee, 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, Greenville Township, on the Western side of Brookview Circle in a subdivision known as Shannon Terrace, near the City of Greenville, and being known and designated as Lot No. 59, and the approximate Southern one-half of Lot No. 58, as shown on plat of said property prepared by H. S. Brockman, Surveyor, January 1930, and recorded in Plat Book G, at page 260, in the R. M. C. Office for Greenville County, and being shown by a more recent survey prepared by R. E. Dalton and recorded in said office in Plat Book L, at page 91, and having the following metes and bounds, to wit:

BEGINNING at a point on the western side of Brookview Circle at the joint front corner of Lots No. 59 and 60, and running thence along the Western side of Brookview Circle N. 21 W. 50 feet to a point at the joint front corner of Lots 58 and 59; thence continuing along the western side of Brookview Circle, N. 11 W. 25 feet to a point in the center of the front line of Lot No. 58, corner of property now or formerly owned by Mrs. Rakestraw; thence along the line of property now or formerly belonging to Mrs. Rakestraw approximately S. 79 W. 264 feet, more or less, to a point in the rear line of Lot No. 60, said point being 25 feet north of the joint rear corner of Lots No. 58 and 59; thence S. 3-30 W. 132.4 feet to a point at the joint rear corner of Lots No. 59 and 60; thence along the common line of said last mentioned Lots, N. 69 E. 313.5 feet to the beginning corner.

This being the same property conveyed to the mortgagor herein by A. C. Dorsey by deed dated June 30, 1947, and recorded in the R. M. C. Office for Greenville County in Deeds Volume 314 at page 276.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such 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 Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.