

This Mortgage Assigned to Pennell Acceptance Corp.
on 18 day of March 1963. Assignment recorded
in Vol. 1039 of R. E. Mortgages on Page 244

MORTGAGE OF REAL ESTATE SECURE NOTE - WITH INSURANCE TAX
AND ATTORNEY'S FEES CLAUSES



The State of South Carolina
COUNTY OF GREENVILLE

TO: GENA 844 PAGE 519

TO ALL WHOM THESE PRESENTS MAY CONCERN: CADILLAC HOMES INCORPORATED

WHEREAS I/We the said Ruth Freeman
in and by my (our) certain promissory note bearing date the 24th day of November
ninety-four & no/100 Dollars, payable in 34 successive monthly installments, each of Fifty Three
& 50/100 Dollars, except the final installment, which shall be the balance then due, the first payment commencing
on the 1st day of February 1961, and on the 1st day of each month thereafter until
paid, as in and by the said note and condition thereof, reference being therunto had, will more fully appear.

NOW, KNOW ALL MEN, That I/We the said Ruth Freeman
for and in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said
Cadillac Homes Incorporation according to the terms of the said note and also in consideration of the further sum of THREE
DOLLARS to me/us the said Ruth Freeman in hand well and truly paid by the said
Cadillac Homes Incorporated at and before the sealing and delivery of these Presents, the receipt whereof is hereby acknowledged,
have granted, bargained, sold and released, and by these Presents DO GRANT, bargain, sell and release unto Cadillac Homes In-
corporated, its successors and assigns
All that certain piece, parcel or lot of land together with all improvements
thereon, situate, lying and being--

All that certain piece, parcel, or lot of land in Austin Township, Greenville County,
South Carolina, in the Laurel Creek Section, having the following metes and bounds:
BEGINNING at a point on the line of property now or formerly Mary Montgomery, which
point is N 75-15 E 225 feet from an iron pin in the Conestee Road (now known as Ridge
Road), the said iron pin being the beginning point used in the description of the
property conveyed by Vantross Franklin, et al. to Ruth Freeman found in deed recorded
in Vol. 411, page 345; and running thence from the point along the Montgomery line
N 75-15 E 75 feet to a point; thence S 24-45 E 100 feet to a point; thence S 75-15 W
75 feet to a point; thence N 24-45 W 100 feet to the point of beginning.

The major portion of the lot herein described is a portion of the property conveyed
to Ruth Freeman as shown by deed recorded in Vol. 411, page 345.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or
in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular, the said Premises unto the said Cadillac Homes Incorporated, its successors, Heirs
and Assigns forever.

AND I do hereby bind myself, my Heirs, Executors and
Administrators, to warrant and forever defend all and singular the said Premises unto the said Cadillac Homes Incorporated, its
successors, Heirs and Assigns, from and against myself, my Heirs,
Executors, Administrators and Assigns lawfully claiming, or to claim the same, or any part thereof.

AND it is agreed by and between the said parties that in case of default in any of the payments of interest or principal as
herein provided for, the whole amount of the debt secured by this mortgage shall become due and payable at once.

AND IT IS FURTHER AGREED, by and between the said parties, that the said Ruth Freeman, her
Heirs, Executors or Administrators, shall and will insure the house and buildings on said lot, and keep
the same insured from loss or damage by fire, and assign the Policy of Insurance to the said Cadillac Homes Incorporated and
in case that I or they shall, at any time, neglect or fail so to do, then the said Cadillac Homes
Incorporated may cause the same to be insured in their name, and reimburse themselves for the premium and expenses of such
insurance, together with interest on the amount so paid, at the rate of Six (6%) per cent, per annum, from the date of such payment,
under this Mortgage.

AND IT IS FURTHER AGREED AND COVENANTED, by and between the said parties, that until the debt hereby secured
be paid, the said Mortgagor, her Heirs, Executors, Administrators or Assigns, shall and will pay all taxes on the property hereby
mortgaged, when due and payable, and in case said mortgagor(s) shall fail to do so, the said Mortgagee, its Executors, Admini-
strators or Assigns, may pay said taxes, together with any costs or penalties incurred thereon, or any part thereof, and reimburse it-
self for the same, together with interest on the amount so paid, at the rate of Six (6%) per cent, per annum, from the date of such
payment, under this Mortgage.

PROVIDE ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these Presents, that if I/We
the Ruth Freeman do and shall well and truly pay, or cause to be paid, unto the said
Cadillac Homes Incorporated the said debt or sum of money aforesaid, with the interest thereon, if any shall be due, according to
the true intent and meaning of the said note and all sums of money provided to be paid by the Mortgagor
Her Heirs, Executors, Administrators or Assigns, together with the interest thereon, if any shall be due, under
the covenants of this Mortgage, then this Deed of Bargain and Sale shall cease, determine, and be utterly null and void; otherwise
it shall remain in full force and virtue.

AND IT IS AGREED, by and between the said parties, that Ruth Freeman, her heirs and
assigns are to hold and enjoy the said Premises until default of payment shall be made.

This Mortgage Assigned to Pennell Acceptance Corp.
on 18 day of March 1963. Assignment recorded
in Vol. 1039 of R. E. Mortgages on Page 244