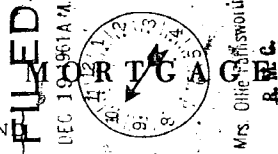


FIRST MORTGAGE ON REAL ESTATE



STATE OF SOUTH CAROLINA,  
COUNTY OF LAURENS AND  
COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, J. T. Brooks, Jr. and

Bessie T. Brooks, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, S. C. (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 Sixty-six Hundred, Thirty-nine and 08/100 DOLLARS (\$ 6639.08 ), with interest thereon from date at the rate of six and one-half ( 6 1/2 %) per centum per annum, said principal and interest to be repaid as therein stated, and

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 purpose;

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, Fairview Township, in Fountain Inn, on the northwestern side of North Weston Street, being Lot 5 of the L. R. Gault property and described as follows: BEGINNING at iron pin on north side of said street, joint front corner with lot 4 of Mary G. Curry, thence along said street North 37-East 90 feet to iron pin, joint front corner with lot 6, thence North 54 West 150 feet to iron pin, back joint corner with lands of L. R. Gault, thence South 37 West 90 feet to iron pin, thence South 54 East 150 feet to iron pin on said street, the beginning; bounded by Lot 4, Lot 6, Weston Street and lands of L. R. Gault.

The foregoing land was conveyed to mortgagors by deed of Charles Dean Gault, August 27, 1960, recorded in the R. M. C. Office for said County in Deed Book 657 at page 534.

ALSO, All that piece parcel or lot of land situate, lying and being in Greenville County, State aforesaid, on Weston Street Extension in Fountain Inn, containing 40 feet front and rear with a depth of 150 feet; bounded by Weston Street Extension, lands of mortgagors, Paul Gault and L. N. Gault.

It is understood and agreed that the last described lot is under a bond for title in favor of J. T. Brooks, Jr., the conveyance to him to be made after January 1, 1962, and the mortgagor binds himself that this mortgage shall be a lien upon said lot upon the conveyance thereof being made to him.

ALSO, All that piece, parcel or lot of land situate and being in Laurens County, State aforesaid, outside the corporate limits of Fountain Inn, on East side of Laurens Highway; bounded by the sidewalk along the Eastern or Northeastern side of said highway, Babb lands, lands of James W. Cook, et al; and lands of J. P. Kelley.

The foregoing land was conveyed to mortgagors by deed of James W. Cooke, et al. June 17, 1949, recorded in the Clerks Office for Laurens County in Deed Book 97 at page 360.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

*In Satisfaction See R. M. C. Book 1036 Page 357*

20 JULY 1961  
Ollie Swinney  
R. M. C.