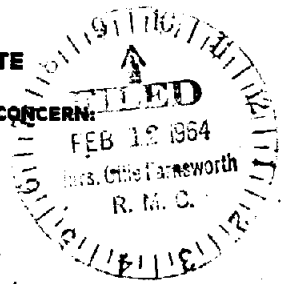


STATE OF SOUTH CAROLINA  
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:



BOOK 948 PAGE 479

WHEREAS, I, Mattie B. McCarty

(hereinafter referred to as Mortgagor) is well and truly indebted unto Pearl W. King

(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

Two Hundred Fifty and No/100-----

Dollars (\$ 250.00 ) due and payable

one year after date

with interest thereon from date at the rate of 6 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, being known and designated as Lot # 9, Blk. 3, in Moores Heights, Austin Township, ( a tract of land conveyed to I. C. Triplett by S. T. Moore) and having the following metes and bounds:

BEGINNING at a point 50 feet from the northeast corner of Oakland Avenue and Carlyle street and running from Carlyle street in a northerly direction 150 feet to rear corner of lots # 9 and 10, thence in an easterly direction 50 feet to joint rear corner of lots 9 and 8, thence in a southerly direction 150 feet to Carlyle Street; thence 50 feet along Carlyle Street to the beginning corner. Said lot shown on the County Block Book as Sheet 313, Blk. 1, Lot 18, and being the same lot conveyed by I. C. Triplett To S. A. Curry as recorded in Deed Book 5, Page 766, R. M. C. Office for Greenville County, and being also the same lot conveyed by George F. Miller, County Tax Collector, by sale to Pearl W. King for delinquent taxes for the years 1959, 1960, and 1961, as recorded in Deed Book 734, Page 251, R. M. C. Office for Greenville County on 10-22-63, and is likewise the same lot being conveyed by Pearl W. King to Mattie B. McCarty by deed of even date with this instrument and to be recorded in the Greenville County R. M. C. Office and this mortgage is given to secure a balance due on the purchase price of said lot.

Together with all and singular rights, members, hereditaments, 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.