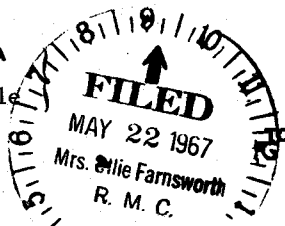


STATE OF SOUTH CAROLINA
COUNTY OF Greenville



MORTGAGE OF REAL ESTATE

BOOK 1058 PAGE 215

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

We, William C. Beeks and Inez T. Beeks

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company, Piedmont, 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 Five hundred eighty-four and 10/100----

Dollars (\$ 584.10) due and payable

in eighteen monthly payments of \$32.45 each beginning June 30, 1967 and continuing monthly thereafter until paid in full.

with interest thereon from date at the rate of _____ per centum per annum, to be paid: _____ in advance

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

All that certain piece or lot of land lying and situated in Grove School District, Grove Township, Greenville County, State of South Carolina, and being known and designated as Lot No. 5A of the plat of John C. Smith, Registered Land Survey, July 16, 1956, and having the following courses and distances to wit:

BEGINNING at Iron Pin, corner lot #4A on Highway #20, thence S 41-09 W 45 feet to point edge of Highway #20; thence along edge of Highway #20, S 68-54 W 360 feet to Southern Railway thence along right-of-way of Southern Railway N 33-12 E 420.5 to iron pin corner of lot 4A; thence along line of lot No. 4A, S 49-42 E 278 feet to the point of beginning.

This being a portion of the land conveyed to Grantor by deed of J. Monroe Dill dated 14th day of July 1959 and recorded in R. M. C. Office Greenville County, S. C. in Book 559 at page 288.

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.

PAID IN FULL & SATISFIED, this 14 day of June 1968.

Southern Bank and Trust Company

Piedmont Greenville, South Carolina

By Ellen R. Parker ✓

Witness Gloria Hooper

Loris Gaillard

SATISFIED AND CANCELED OF RECORD

19 DAY OF July 1968

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 10:58 O'CLOCK A. M. NO. 1606