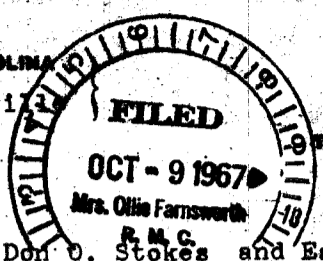


STATE OF SOUTH CAROLINA
COUNTY OF Greenville



MORTGAGE OF REAL ESTATE

BOOK 1071 PAGE 645

TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, We, Don O. Stokes and Earline W. Stokes

(hereinafter referred to as Mortgagor) is well and truly indebted unto Farmers Bank of Simpsonville

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the contents of which are incorporated herein by reference, in the sum of Fifteen Hundred and No/100 -- Dollars (\$ 1,500.00) due and payable

On Demand after date

with interest thereon from date at the rate of 7 per centum per annum, to be paid: monthly

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, Austin Township, located on the south side of East Georgia Road about 2 miles east of the Town of Simpsonville, adjoining lands of Estate of W. H. Holland, and other lands of grantor, and having, according to a survey and plat made by C. O. Riddle, Surveyor, October 20, 1957, the following metes and bounds, to-wit:

BEGINNING at a point in the center of East Georgia Road, joint corner with lands of Estate of W. H. Holland, iron pin 19.7 feet on Holland line, and running thence from center of road, S. 42-00 E. 312.7 feet to an iron pin; thence N. 52-15 E. 209 feet to an iron pin; thence N. 42-00 W. 312.7 feet to a point in the center of road, (iron pin back on line 19.7 feet); thence along center of road S. 52-15 W. 209 feet to the beginning corner.

Being the same property as conveyed the mortgagor by deed book 588, page 213 and also in accordance with deed recorded in book 621, page 543, R.M.C. Office for Greenville County.

This instrument is given as a junior mortgage to one given the Farmers Bank of Simpsonville in the original sum of \$5,000.00 and recorded in Mortgage book 821, page 398 in the Greenville County R. M. C. Office.

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.

Don O. Stokes
Earline W. Stokes
Farmers Bank of Simpsonville
Simpsonville, South Carolina