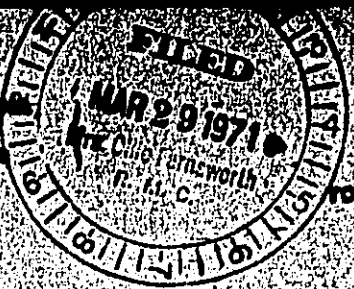


STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE



BOOK 1185 PAGE 05

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, J. Lewis King

of Greenville County

WHEREAS, I, J. Lewis King

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank & Trust Co., Box 8, Williamston, 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

Eleven hundred six & 10/100 - - - - - Dollars (\$ 1106.10) due and payable

in monthly installments of \$36.87 each beginning May 8, 1971 and continuing for 30 months

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

All that piece, parcel or lot of land situate, lying and being in Oaklawn Township, County and State aforesaid and more fully described as Lot No. Two (2) on a plat of the J. Lewis King property made by John C. Smith, Surveyor, dated Nov. 6, 1958,;

BEGINNING at a nail in the center of a County road, the southwestern corner of Lot No. Two (2) thence along the center of said road N. 48-52 W. 170 feet to nail in center of said road; thence N. 48-51 E. to iron pin on line of Burgess School property; thence S. 40-30 E. 121.6 feet along said school property to iron pin; thence S. 30-45 W. 144.9 feet along line of Lot No. Three (3) of the plat to beginning corner in road bounded on the north by Lot No. One (1) on the East by Burgess School property; on the South by Lot No. Three (3) and on the West by said County Road.

The above described lot of land is part of that same lot conveyed to J. Lewis King by W. H. King by his deed dated June 30, 1939 and recorded in the RMC's office for Greenville County in Vol 221. at page 285.

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.