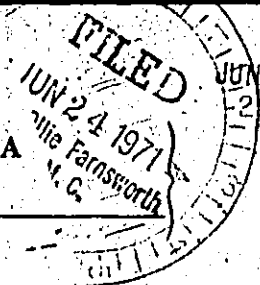


STATE OF SOUTH CAROLINA
COUNTY OF Greenville



BOOK 1198 PAGE 281
MORTGAGE OF REAL ESTATE

Whereas, Gerald T. Tate and Mary Lou Tate

of the County of Greenville, in the State aforesaid, hereinafter called the Mortgagor, is

indebted to Stephenson Finance Company Incorporated, Consumer Credit Company Division, a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference

in the principal sum of Four Thousand Nine Hundred Twenty and no/100 Dollars (\$ 4920.00), and,

Whereas, the Mortgagee, at its option, may hereafter make additional advances to the Mortgagor, or his successor in title, at any time before the cancellation of this mortgage, which additional advance(s) shall be evidenced by the Note(s) or Additional Advance Agreement(s) of the Mortgagor, shall bear such maturity date and other provisions as may be mutually agreeable, which additional advances, plus interest thereon, attorneys' fees and Court costs shall stand secured by this mortgage, the same as the original indebtedness, provided, however, that the total amount of existing indebtedness and future advances outstanding at any one time may not exceed the maximum principal amount of

Ten Thousand Three Hundred Twenty Five and no/100 Dollars (\$ 10,325.00), plus interest thereon, attorneys' fees and Court costs.

Now, Know All Men, the Mortgagor in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of One Dollar (\$1.00) 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns the following-described property:

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, Chick Springs Township, near Brushy Creek Baptist Church lying on the east side of the Hudson Road and having, the following metes and bounds, to wit:

BEGINNING on a nail and cap in the center of the said Hudson Road, said nail and cap being S. 4-53 W. 526 feet from the Spartanburg Road, and runs thence S. 78-45 E. 21 feet to an iron pin on last bank of road, thence continuing with the same course for a total distance of 400 feet to an iron pin; thence S. 11-15 W. 550 feet to an iron pin; thence N. 78-45 W. 407 feet to a nail and cap in the center of said Hudson Road (iron pin back on line at 19 feet); thence with the said road, N. 17-25 E. 200 feet to a nail and cap; thence N. 13-15 E. 100 feet; thence N. 6-40 E. 252 feet to the beginning corner, containing five acres, more or less.

This is the same property conveyed to the mortgagors by deed recorded in the RMC Office for Greenville County in Deed Book 653 at page 522.