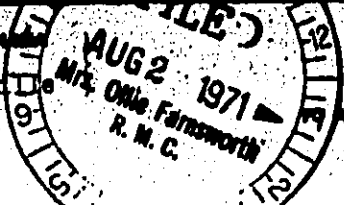


STATE OF SOUTH CAROLINA  
COUNTY OF Greenville



MORTGAGE OF REAL ESTATE BOOK 1201 PAGE 29

ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Billy R. and Peggy S. Gosnell 106 Azelia Court Greenville, S.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto Community Finance Corporation  
100 E. North Street Greenville, 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 thousand seven hundred sixty dollars and  
no/100..... Dollars (\$ 5760.00 ) due and payable

Sixty installments of Ninety six dollars (60X96.00)

with interest thereon from date at the rate of XX 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 No 13  
of a subdivision known as North Gardens, Section No. 2 recorded in Plat Book EE,  
page 103, and having the following metes and bounds:

BEGINNING at an iron pin at joint front corner of lots Nos 13 and 14 and  
running thence S. 79-0W, 160 feet to an iron pin; thence N. 11-00W 80 feet to an  
iron pin at joint rear corner of lots nos 13 and 12; thence along the lines of said  
lots N 79-0 E 160 feet to an iron pin on the western side of Azalea Court, running  
thence along said drive, S. 11-00 E 80 feet to the point of beginning.

As a part of the consideration the grantees assume and agree to pay the balance  
on that certain mortgage from J. W. Pitts to First Federal Savings and Loan Asso.  
Greenville, S. . on which there is a present balance of 6001.98 said mort gage  
being recorded in said RMC Office in Mortgage Book 662, page 13.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or ap-  
pertaining, 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.