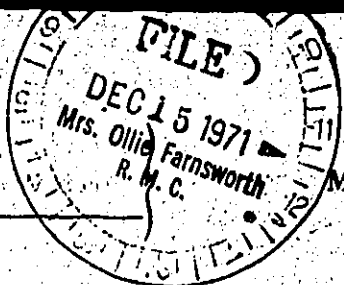


STATE OF SOUTH CAROLINA
COUNTY OF Greenville



BOOK 1216 PAGE 419

MORTGAGE OF REAL ESTATE

Whereas, John R. Todd and Linda J. Todd

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 Two Thousand Seven Hundred Seventy Two and no/100 Dollars (\$ 2,772.00), 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 certain piece, parcel or lot of land, lying and being in Austin Township, Greenville County, State of South Carolina, located on the southeast side of Terrace Circle in the Town of Simpsonville, containing one-half acre more or less according to a survey and plat made by John A. Simmons, Surveyor on September 11, 1965, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on South-East side of Terrace Circle and running thence S. 20-00 E. 146 feet to an iron pin; thence along Bozeman Line, S. 70-00 E. 121.8 feet to an iron pin; thence N. 20-00 W. 100 feet to an iron pin on Terrace Circle; thence along Terrace Circle N. 70-00 E. 11 feet to an old iron pin; thence still along Terrace Circle N. 47-23 E. 120 feet to the beginning corner, and a portion of the same property conveyed to John H. Todd and Louise Todd by James T. Bozeman and A. L. Bozeman by deed recorded in Deed Book 410 at page 147 in the Greenville County R.M.C. Office, and also a small portion from property conveyed to J. H. Todd by Jeff R. Richardson as Trustee by deed recorded in 498 at page 491 in the Greenville County R.M.C. Office. John H. Todd and J. H. Todd are one and the same person.