

DANIEL S. TAYLOR
MORTGAGE

THIS MORTGAGE is made this 30th day of November, 1976
between the Mortgagor, Charles A. Carter and Barbara H. Carter

(herein "Borrower"),
and the Mortgagee, Home Savings and Loan Association of the Piedmont, a corporation organized and
existing under the laws of South Carolina, whose address is 208 East First Avenue, Easley, South
Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty Thousand One
Hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note
dated November 30, 1976 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on November 1, 1996

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the
payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this
Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment
of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein
"Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and
assigns the following described property located in the County of Greenville
State of South Carolina: on the northern side of Woodruff Road (S. C. Highway
146), in Greenville County, State of South Carolina, being shown on
survey entitled Property of W. C. Fleming, dated March 23, 1962,
prepared by C. O. Riddle, R.L.S., recorded in the R.M.C. Office for
Greenville County, South Carolina, in Plat Book AAA, page 29, and
having, according to said plat, the following metes and bounds, to wit;

BEGINNING at an iron pin on the northern side of Woodruff Road (S.C.
Highway 146) at the southwestern corner of property now or formerly
owned by Billy L. Wright and running thence along the line of said
Wright property, N. 24-30 W. 563.8 feet to an iron pin at corner of
property now or formerly owned by Arthur D. Smith; thence along said
Smith line, S. 84-31 W. 163.5 feet to an iron pin at corner of property
now or formerly owned by M. M. and Christine T. Jones; thence along
the said Jones line, S. 16-21 E. 229.2 feet to an iron pin at corner of
property now or formerly owned by B. J. Mulkey; thence along the said
Mulkey line and along the line of property now or formerly owned by L.
M. Saxon, S. 24-30 E. 356.3 feet to an iron pin on the northern side of
Woodruff Road; thence along the Woodruff Road, N. 75-48 E. 190.7 feet
to the point of beginning.

This is the identical property conveyed to Quality Plumbing & Heating
Co., Inc., herein by deed of W. C. Fleming, dated May 20, 1971, and
recorded in the R.M.C. Office for Greenville County, South Carolina,
in Deed Book 915 at page 561, on May 20, 1971.



which has the address of 411 Woodruff Road, Greenville, S. C. 29607

(herein "Property Address");

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improve-
ments now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral,
oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the
property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the
property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this
Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage,
grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend
generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions
listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

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