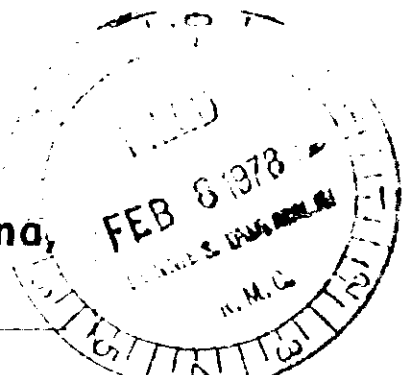


State of South Carolina

County of Greenville



REAL ESTATE MORTGAGE

BOOK 1422 PAGE 822

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

WHEREAS, we the said William Harold Painter & Georgia R. Painter hereinafter called Mortgagor, in and by our certain Note or obligation bearing even date herewith, stand indebted, firmly held and bound unto THE CITIZENS AND SOUTHERN NATIONAL BANK OF SOUTH CAROLINA, hereinafter called Mortgagee, in the full and just principal sum of thirty thousand dollars Dollars (\$30,000.00), with interest thereon payable in advance from date hereof at the rate of 10 % per annum; the principal of said note together with interest being due and payable in (30) thirty monthly installments as follows:

Beginning on March 7 19 78, and on the same day of each monthly period thereafter, the sum of one thousand dollars plus interest at 10% Dollars (\$ 1,000.00 + 10% interest and the balance of said principal sum due and payable on the 7 day of August, 1980.

The aforesaid payments are to be applied first to interest at the rate stipulated above and the balance on account of unpaid principal. Provided, that upon the sale, assignment, transfer or assumption of this mortgage to or by a third party without the written consent of the Bank, the entire unpaid balance of the note secured by this mortgage, with accrued interest, shall become due and payable in full or may, at the Bank's option, be continued on such terms, conditions, and rates of interest as may be acceptable to the Bank.

Said note provides that past due principal and/or interest shall bear interest at the rate of _____% per annum, or if left blank, at the maximum legal rate in South Carolina, as reference being had to said note will more fully appear; default in any payment of either principal or interest to render the whole debt due at the option of the mortgagee or holder hereof. Forbearance to exercise this right with respect to any failure or breach of the maker shall not constitute a waiver of the right as to any subsequent failure or breach. Both principal and interest are payable in lawful money of the United States of America, at

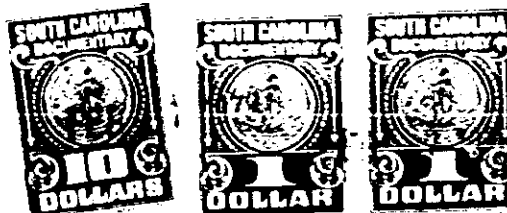
the office of the Mortgagee in Greenville, South Carolina, or at such other place as the holder hereof may from time to time designate in writing.

NOW, KNOW ALL MEN, that the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said Note; and also in consideration of the further sum of THREE DOLLARS, to the said Mortgagor in hand well and truly paid by the said Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents DO GRANT, bargain, sell and release unto the said Mortgagee the following described real estate, to-wit:

All that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, City and County of Greenville, being known and designated as Lot 13 on a plat of property of Donald E. Baltz, which plat is of record in the R.M.C. Office for Greenville County in Plat Book Y-46, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Don Drive at the joint front corner of Lots 13 and 14 and running thence with the joint line of said lots S. 32-07 W., 150 feet to an iron pin, the joint rear corner of Lots 13, 14, 25, and 26; thence with the joint rear line of Lots 13 and 26 N. 57-53 W., 75 feet to an iron pin, joint rear corner of Lots 12 and 13; thence with the joint line of Lots 12 and 13 N. 32-07 E., 150 feet to an iron pin on the southwestern side of Don Drive, thence with the southwestern side of Don Drive S. 57-53 E., 75 feet to the point of BEGINNING.

This is the same property that was conveyed by Richard S. Clark and Gloria B. Clark to William Harold Painter and Georgia R. Painter on November 28, 1975 as recorded in Book of Deeds 1027, page 822, R.M.C. Greenville County.



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