

MORTGAGE OF REAL ESTATE - Offices of Cheros and Patterson, Attorneys at Law, Greenville, S. C.

Mortgagee's address: Unit 23 Charter Oaks, Greenville, S.C.  
803 Edwards Road

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Verne L. Dawson and Biddie L. Dawson

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Thelma H. Duncan

(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

Sixty-seven Thousand Five Hundred and No/100 -- DOLLARS (\$67,500.00 ), with interest thereon from date at the rate of nine per centum per annum, said principal and interest to be repaid: in monthly installments of \$543.12 each, the first of said installments being due October 5, 1978 and a like installment due on the same day of each month thereafter until paid in full.

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:

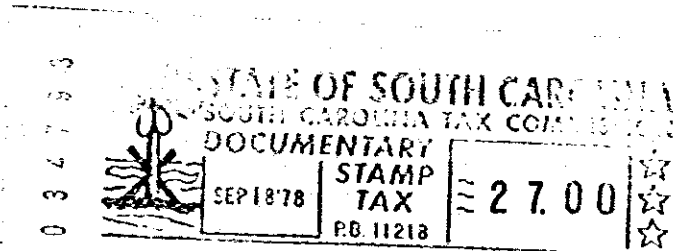
"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, City of Greer, Chick Springs Township, being shown on plat recorded in Plat Book SSS at Page 10 of the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of the sidewalk of North Main Street, corner of the within described property and property of Audrey M. Jordan, and running thence along the Jordan line, N 79-47 W 154.8 feet to an iron pin; thence along the line of other property now or formerly belonging to Kinard, N 8-44 E 105.6 feet to an iron pin on the southern side of Fairview Circle; thence along said street, S 80-17 E 154.4 feet to an iron pin on the western side of the sidewalk of North Main Street; thence along said walk, S 8-32 W 106.85 feet to the beginning corner.

This is the same property conveyed to the mortgagors by deed of Thelma H. Duncan recorded on even date herewith.

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Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or 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.