

Mortgagee's Address:
PO Box 485
Travelers Rest, SC
29690

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. Mason Guthrie

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

WHEREAS, the Mortgagor is well and truly indebted unto Bank of Travelers Rest

(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 Eight thousand five hundred and No/100ths-----

DOLLARS (\$ 8,500.00),

with interest thereon from date at the rate of 9.00% per centum per annum, said principal and interest to be repaid:

in ^{equal} monthly installments of \$136.76, commencing the 10th day of February 1979, with a like payment on the same date of each month thereafter until paid in full.

AT THE option of the mortgagee, the indebtedness secured hereby shall become due and payable if the mortgagor shall convey the mortgaged premises or if the title thereto shall become vested in any other person or party for any other reason whatsoever.

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,

ALL those certain pieces, parcels or lots of land, situate, lying and being in Cleveland Township, in the aforesaid County and State, with all the buildings and improvements thereon, near Jones Gap and the Middle Saluda River, being described more particularly, to-wit:

BEGINNING at an iron pin on the southwestern side of an 18 foot street known as Varner Road at the joint front corner of property now or formerly of Unger and Harlan B. Crowder and running thence along the line of Unger S. 35-30 W. 93.5 feet to a point in the center of a branch; thence along the center of said branch, the traverse line of which is S. 06-49 E. 113.1 feet to a point; thence continuing along the center of said branch in a southeasterly direction 125.0 feet to a point in the center of said branch opposite an iron pin; thence N. 09-45 E. 120.0 feet more or less to a point on the southwestern side of VARNER Road; thence along the southwestern side of said road N. 23-20 W. 165.0 feet more or less to the beginning corner.

DERIVATION: Deed of James Johnson a/k/a/ Jimmy Johnson, recorded December 1978, in Deed Book at Page .

ALSO: Beginning at an iron pin on the northern side of an 18 foot street known as Varner Road and running thence N. 15-45 E. 32.5 feet to an iron pin; thence S. 50-00 E. 198.9 feet to an iron pin; thence S. 09-45 W. 195.0 feet more or less to a point on the northeastern side of said road; thence along the northeastern side of said road N. 23-20 W. 321.8 feet to the beginning corner; LESS however, that certain tract conveyed by the Grantor and Grantee to J. Mason Guthrie and Lionell Ivey Guthrie by Deed recorded February 9, 1976 in Deed Book 1031 at Page 367.

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.

DERIVATION: (of the above described property) Deed of James Johnson a/k/a Jimmy Johnson, recorded December 1978 in Deed Book at Page .

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