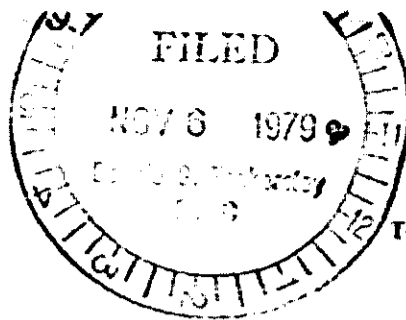


MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF



1487 PAGE 446

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Joseph C. Reid

(hereinafter referred to as Mortgagor) is well and truly indebted unto
FinanceAmerica Corporation

(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

Twelve thousand and ninety six dollars and 00/100 Dollars (\$12,096.00) due and payable in 84 equal monthly installments of \$144.00 beginning with the first payment on December 5, 1979.

with interest thereon from 11/05/79 at the rate of 16.99 per centum per annum, to be paid: in 84 equal monthly installments with the first due December 5, 1979.

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, the Mortgagee's heirs, 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
ALL that piece parcel or lot of land, with all buildings and improvements thereon, situate, lying and being on the southern corner of the intersection of Twin Oaks Court with Coach Hills Drive, in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 111 on a plat of Coach Hills, Sheet 2, made by Piedmont Engineers, Architects and Planners, dated November 25, 1974, recorded in the RMC Office for Greenville County, S.C., in Plat Book 4-X, page 26, reference to which is hereby craved for the metes and bounds thereof.

The above property is the same property conveyed to the Grantor by deed of Southland Properties, Inc., recorded in Deed Book 1015, page 636 in the RMC Office for Greenville County, S.C., and is hereby conveyed subject to rights of way, easements, conditions, public roads and restrictions reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The Grantees agree to pay Greenville County property taxes for the tax year 1976 and subsequent years.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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