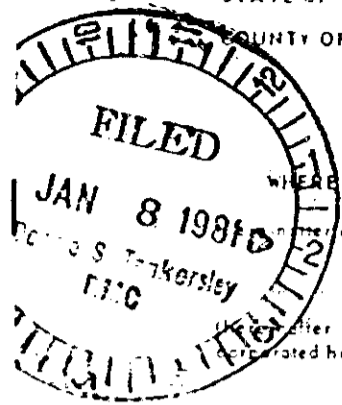


MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN



WHEREAS

Benjamin Giles Howard

herein referred to as Mortgagor) is well and truly indebted unto
South Carolina

Southern Discount Company of Mauldin

herein referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in-
corporated herein by reference, in the sum of **Twenty One thousand five hundred and no/100**
Dollars (\$ **21,500.00**) due and payable

with interest thereon from date at the rate of **18.00** per centum per annum, to be paid:

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:

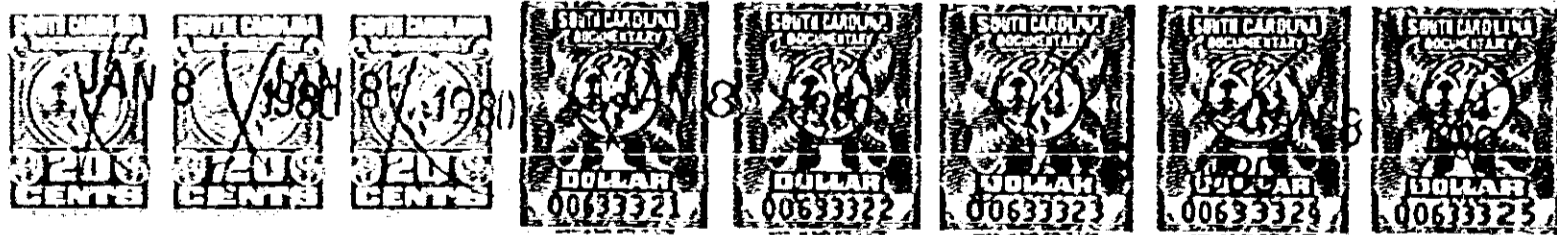
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and
of and other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his ac-
count by the Mortgagee, and also in consideration 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, bar-
gained, 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 that piece, parcel or lot of land known and being shown as Lot No. 28, a portion of
Lots No. 27 and 21 and as one-half of a former street known as Whitmire Street: all of
which is shown on Plat No. 1 of the Brandon Mills property recorded in Plat Book C at
Page 76 and having the following metes and bounds, to-wit:

BEGINNING at a point in the center of a former street known as Whitmire Street and on the
South side of Pendleton Street, said point being approximately 275 feet, more or less,
from the intersection of Pendleton Street and Textile Street: thence along Pendleton Street
S 70 41 E 95 feet to an iron pin on the front line of Lot No. 27 (15 feet East of the
former corner of Lot no. 27); thence S 22-45 W 221 feet to an iron pin on the Eastern
side of the former street known as Whitmire Street: thence continuing N 70-41 W 25
feet to the center of said former street: thence N 22-45 E 221 feet along the said
center line to the beginning corner.

This being the same property conveyed to James P. Howard by the following: That deed of
H. B. Seyle, recorded in the RMC Office for Greenville County on March 31, 1922, in Deed
Book 73 at page 531: that deed of Nora Watson Smith and John Irvin Smith recorded in the
RMC Office for Greenville on May 19, 1948 in Deed Book 347 at Page 163: and that
renouncement of claim or right by the City of Greenville in and to that former street
known as Whitmire Street to the abutting owners, recorded in the RMC Office for
Greenville County in Deed Book 893 at Page 348.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or ap-
pertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and light-
ing 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.

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 encum-
brances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises un-
to the Mortgagee forever, from and against the Mortgagor and all persons, whomsoever lawfully claiming the same or any part thereof.

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