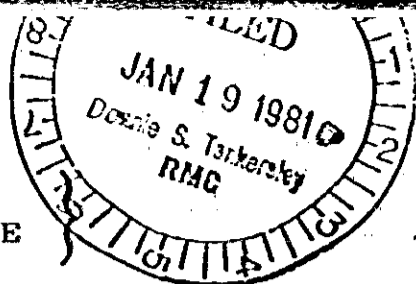


STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE



BOOK 1530 PAGE 460

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, the said Martha C. Watkins

(hereinafter referred to as Mortgagor) is well and truly indebted unto Pickensville Finance Company

(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 Five thousand three hundred seventy-six and no/100

Dollars (\$ 5, 376.00-- due and payable

in 48 successive monthly payments of One hundred twelve and no/100 (\$112.00) Dollars beginning February 15, 1981 and due each and every 15th. thereafter until the entire amount is paid in full.

with interest thereon from maturity at the rate of 18 per centum per annum, to be paid: semi-annually

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 piece, parcel or lot of land situate, lying and being in Greenville County, State of South Carolina, and being known and designated as Lot No. 2 of Nicholtown Heights, according to a plat recorded in Plat Book F at Page 68 in the RMC Office for Greenville, County, SC., lying on the east side of "A" Avenue (now known as Rebecca Street), and running thence with the south side of "D" Street; thence with the rear line of Lot No. 37, S. 0-45 E. 40 feet to the common corner of Lots Nos. 3, 36 and 37; thence with the line of Lot No. 3, S. 89-15 W. 110 feet to the east side of "A" Avenue, N. 0-45 W. 40 feet to the beginning corner.

ALSO:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, State of South Carolina, and being known and designated as Lot No. 3 of Nicholtown Heights, according to a plat recorded in Plat Book F at Page 68 in the RMC Office for Greenville County, SC., lying on the eastern side of "A" Avenue (Now known as Rebecca Street), and having the following metes and bounds to-wit:

Beginning at an iron pin on the eastern side of "A" Avenue (now known as Rebecca Street) at the joint front corner of Lots Nos. 2 and 3 and running thence along "A" Avenue, S. 0-45 E. 40 feet to an iron pin; thence along the line of Lot No. 4, N. 89-15 E. 110 feet to an iron pin at the joint rear corner of Lot Nos. 3, 4, 35 and 35; thence along the line of Lot No. 36, N. 0-45 W. 40 feet to an iron pin; thence along the line of Lot No. 2, S. 89-15 W. 110 feet to the beginning corner.

Lot No. 2 above is the said lot conveyed to the grantor herein by Lucy Copeland by deed recorded August 7, 1941 in deed book 236 at page 37. Lot 3 above is the same lot conveyed to the grantor herein by Addie Grant by deed recorded January 8, 1941 in deed book 229 at page 258. This property is conveyed subject to any restrictions, easements, rights-of-way and/or zoning ordinances that may appear of record, on any plat(s) or on the premises.



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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