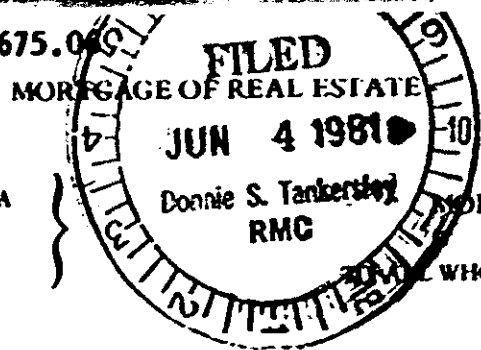


amount financed \$5,675.00



STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

BOOK 1543 PAGE 260

TO WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, **William F. Young and Minnie Frances Young**

(hereinafter referred to as Mortgagor) is well and truly indebted unto **Terplan Inc. of South Carolina**
107 E. North Street
Greenville, S.C. 29601

(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 Seven hundred Sixty five and 49/100**-----
----- Dollars (\$8,765.49) due and payable

according to the terms thereof, said note being incorporated herein by reference

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**

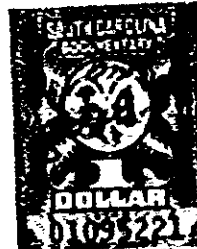
ALL that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina in the Fifth Ward of the City of Greenville, having a frontage of 52 feet on the North side of Birnie Street, and extending back to an alley which runs along the right of way of the C & G Railway.

BEGINNING at an iron pin on the N. E. Side of Birnie Street, and running thence N. 35-45 E. 193.4 feet to an iron pin on the right of way of the C. & G Railroad; thence along said right of way S. 35-07 E. 65 feet to an iron pin; thence S. 39 W. 172 feet to an iron pin on Birnie Street; thence along Birnie Street N. 54-.08 W. 52 feet to the beginning, being the same land conveyed to us, said L. B. Ferguson and Mae Dee Ferguson by W.A. Bates by Deed recorded in the R.M.C. Office for said Greenville County in Deed Book 193, page 306.

KNOWN as 312 Birnie Street and being in Tax District 500-Sheet 55-Block 3- Lot 6.

DERIVATION: Mrs. Mamie Bradford, January 14th, 1966 Book 790, Page 166.

REC'D JUN 4 81 1178



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 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 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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