

John L. Ballentine and Eliza M. Ballentine

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN.
REC'D 1542 PAGE 151

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FinanceAmerica Corporation

(hereinafter referred to as Mortgagor) 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 Ten Thousand Two Hundred Twenty-four Dollars and

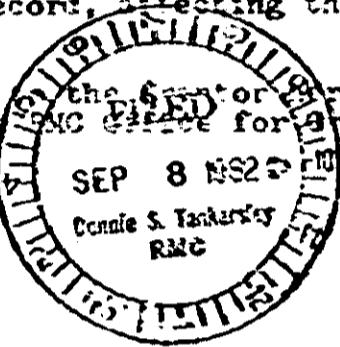
NO/100—Dollars \$ 10,224.00, due and payable in Seventy-two (72) equal monthly installments of One Hundred Forty-two Dollars and No/100 (\$142.00). The first payment is due June 28, 1981, and the remaining payments are due on the 28th day of the month of each year thereafter, excepting the above described easements and rights-of-way, or records, affecting the above described property.

THIS is the same property conveyed to the Senator by Deed of the Fortis Corporation recorded in the Office for Greenville County on August 8, 1977.

PAID

FinanceAmerica Corporation

9-12-81
DATE



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appurtenant, 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 Mortgagor, 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 Mortgagor forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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