STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

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

WHEREAS, JOE A. KNIGHT

(hereinafter referred to as Mortgagor) is well and truly indebted unto ENOCH W. DUCKWORTH

(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

Fifteen Thousand Five Hundred and 00/100 ----- Dollars (\$15,500.00) due and payable

with interest thereon from Nov. 27, 1974 at the rate of 8-3/4% per centum per annum, to be paid:

in monthly installments

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:

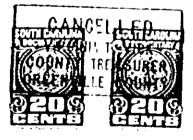
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, its successors and assigns:

ALL my three-fourths (3/4) undivided interest in that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in Paris Mountain Township, Greenville County, State of South Carolina, being known and designated as a portion of the land conveyed to M. R. Poole by deed from Ida Ward, adjoining the premises of M. E. Poole and J. R. Forest, and others, and having the following metes and bounds, to-wit:

BEGINNING at a fence post and iron pin on corner of land now or formerly owned by J. R. Forest and running thence N. 19 W. 1.62 chains to iron pin; thence S. 86-1/2 W. 2.43 chains to iron pin; thence S. 5 E. 5.88 chains to iron pin on the Franklin Road; thence with said Franklin Road, S. 75 E. 1.80 chains to iron pin; thence N. 9 E. 4.35 chains to the beginning corner. RESERVING, HOWEVER, a 12 foot right-of-way for ingress and egress along the side of the above described lot next to the Harbin lot which is the east side of said lot. LESS, HOWEVER, a 3/4 acre tract which was conveyed by Nell Ellison to John K. and Nellie R. Gillespie by deed recorded in Book of Deed 378 at Page 281 in the RMC Office for Greenville County, leaving the above described lot approximately .71 acres, more or less.

BEING a portion of the property conveyed to the Mortgagor and Hildegard S. Knight by deed recorded in Book of Deeds 721 at Page 174.

5. BIRD







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 Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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