MORTGAGE-INDIVIDUAL FORM
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DILLARD & MITCHELL, P.A., GREENVILLE, S. C.

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STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CHARLES E. LUTTRELL AND MARILYN C. LUTTRELL

EMMETT L, WILLIAMS, as Committee for thereinaiter referred to as Mortgagor) is well and truly indebted unto ESS18 B. Walton

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated Five Thousand and No/100ths --herein by reference, in the sum of

Dollars (\$ 5,000.00 ) due and payable

as set forth in said note

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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 scaling 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 with all buildings and improvements thereon, situate, lying and being on the northern side of Butler Springs Road in Greenville County, South Carolina, being the eastern portion of of a 3.79 acre tract of land as shown on a plat entitled, "Survey for Emmett L. Williams" made by Carolina Surveying Company dated April 10, 1978 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Butler Springs Road at the southeastern corner of the within described property and property now or formerly belonging to Charlotte R. Bailey and running thence along the Bailey line, N. 1-58 E., 144.5 feet to an iron pin; thence N. 12-11 E., 236.2 feet to an iron pin; thence N. 37-28 E., 92.2 feet to an iron pin in the line of property now or formerly belonging to Campbell; thence along the Campbell line, N. 63-59 W. 119.1 feet to a point; thence along a new line, S. 26-47 W., 533.04 feet to an iron pin on the northern side of Butler Springs Road,; thence along the northern side of Butler Springs Road, S. 84-00 E., 237.6 feet to an iron pin, the point of BEGINNING.

The above property is the same conveyed to the mortgagor by deed of Frank P. McGowan, as Master-in-Equity for Greenville County, South Carolina, to be recorded herewith.

This is a purchase money first mortgage given to secure a portion of the sales price due the mortgagee by the mortgagor on the transfer of the within described property.

STATE OF SOUTH CAROLINA OUTH CAROUNA TAX COMMISSION DOCUMENTARY 55714-73 TAX 'n

Regether with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or beteafter 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 fibusehold furniture, be considered a part of the real estate.

TD 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.

The Mortgagor further covenants and agrees as follows:

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(1) That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Mortgagee for any further loans, advances, readvances or credits that may be made hereafter to the Mortgager by the Mortgagee so long as the total indebtedness thus secured does not exceed the original amount shown on the face hereof. All sums so advanced shall bear interest at the strength or the mortgage debt and shall be payable on demand of the Mortgagee unless otherwise provided in writing.