

nate in writing, said principal amount and interest thereon being payable in accordance with the terms and conditions of the Note and, together with any and all costs and fees now or hereafter payable by the Mortgagor to or on behalf of the Mortgagee and/or payable pursuant to the obligations, being herein sometimes called the "indebtedness" to which Note reference is hereby specifically made, and also to secure the performance of all agreements and covenants contained or referred to herein, in that certain Construction Loan Agreement, by and between the Mortgagor and the Mortgagee, of even date herewith (herein the "Construction Loan Agreement"), and/or in all other obligations of the Mortgagor to the Mortgagee, now or hereafter existing (the Note, indebtedness, and all such agreements, covenants and obligations being herein sometimes called "the obligations"):

THAT LAND, together with all buildings and improvements now or hereafter erected thereon, situated in the County of Greenville, State of South Carolina, more particularly described on Schedule A attached hereto and by this reference fully incorporated herein.

Together with all rights, hereditaments, members, appurtenances and other easements or rights thereunto abutting, belonging or inuring to the benefit thereof or in any wise now or hereafter appertaining; and the reversion or reversions, remainder or remainders thereof; and any and all presently owned and hereafter acquired or arising fixtures and articles of personal property, whether tangible or mixed, and any replacements, accessions and additions thereto, proceeds thereof or substitutions therefor, now or at any time hereafter affixed to, placed upon or used in any way in connection with the occupancy or use