

MORTGAGE OF REAL ESTATE -

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE R.M.C. MORTGAGE OF REAL ESTATE

JUL 16 3 18 1984 TO ALL WHOM THESE PRESENTS MAY CONCERN:

DONNIE S. WALKER  
R.M.C.

WHEREAS, MILESTONE DEVELOPMENT CORP.

(hereinafter referred to as Mortgagor) is well and truly indebted unto ENWRIGHT HOLDING COMPANY, a S. C. General Partnership

(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 Two Million Six Hundred Ninety Nine Thousand and no/100----- Dollars (\$ 2,699,000.00) due and payable in seven (7) installments, the first such installment to begin on January 15, 1985, and the last to be due and payable on January 15, 1991, as set forth on Promissory Note signed simultaneously herewith.

with interest thereon from date at the rate of ten (10%) per centum per annum, to be paid: with principal.

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:

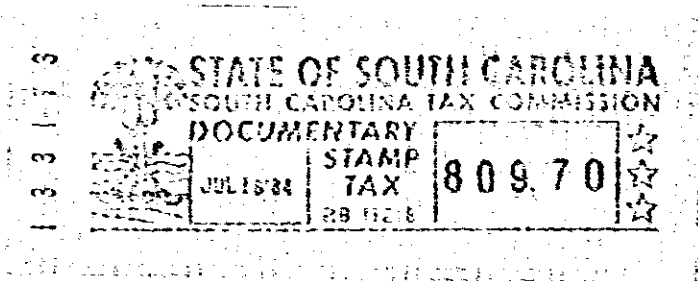
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, being shown more particularly on plat of Enwright Associates, Inc. entitled "Milestone Development Corp. Release Plat, Job No. 83030-00-1-10" dated 11/7/83, and recorded in the RMC Office for Greenville County, S. C. in Plat Book 107 at Page 15 on the 16th day of July, 1984, said property being more particularly described as follows:

TRACT #1

Beginning on the northern right-of-way of Pelham Road at the property corner of J. R. Vaughn; thence along the northern right-of-way of Pelham Road N. 77-03-57 W. 1164.37' to the right-of-way of a proposed road; thence along the eastern right-of-way of proposed road N. 34-14-22 W. 34.08'; thence continuing along the right-of-way of proposed road in curvature to the left an arc length of 194.15' whose long chord is N. 04-29-49 W. 191.67'; thence leaving the right-of-way of proposed road at the property corner of Enwright Holding Company, the following courses and distances: N. 70-36-03 E. 190.48'; thence S. 85-29-00 E. 530.00'; thence N. 04-06-50 E. 407.00' to a point in the center of Boiling Springs Road; thence leaving the property line of Enwright Holding Company and along the center of Boiling Springs Road the following courses and distances: S. 43-02-47 E. 222.49'; thence S. 52-32-57 E. 99.91'; thence S. 65-11-45 E. 116.52' to the property corner of A. E. Smith; thence leaving the center of Boiling Springs Road along the property line of A. E. Smith S. 08-30-24 E. 461.92' to the property corner of J. R. Vaughn; thence along the property line of J. R. Vaughn S. 08-28-50 E. 180.28' to the northern right-of-way of Pelham Road and point of beginning.

(Continued on attached Schedule A)



10812 4008 31801

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.