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MORTGAGE - CORPORATION OF BANKERS, Inc., Dillard, P.A., Greenville, S.C.
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, **BUILDER MARTS OF AMERICA, INC.**, a corporation organized and existing under the laws of the State of South Carolina. (hereinafter referred to as Mortgagor) is well and truly indebted unto

FIRST PIEDMONT BANK AND TRUST COMPANY

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, in the sum of:

Nineteen Thousand and no/100ths----- Dollars
(\$19,000.00) due and payable as provided for under the terms and conditions of said note, which are incorporated herein by reference and made a part hereof as though they set forth herein, with interest thereon from date at the rate of **9** per centum per annum, to be paid as provided for in said note; and,

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 those pieces, parcels or lots of land, with all buildings and improvements thereon, situate, lying and being on the eastern and western sides of Veta Drive, and Vedado Lane, in Greenville County, South Carolina, being shown and designated as Lots Nos. 29, 37 and 54 on a plat of VARDRY VALE, SECTION 2, made by Campbell and Clarkson Surveyors, Inc., dated March 17, 1969, and recorded in the RMC Office for Greenville County, S. C., in Plat Book WWW, page 53, reference to which is hereby craved for the metes and bounds thereof.

ALSO: ALL those pieces, parcels or lots of land, with all improvements thereon, situate, lying and being in Gantt Township, Greenville County, South Carolina, being shown and designated as Lots Nos. 92, 130, 132 and 133 on a plat of ROCKVALE, SECTION I, made by J. Mac Richardson, Surveyor, dated October, 1958, and recorded in the RMC Office for Greenville County, S. C., in Plat Book QQ, page 108, reference to which is hereby craved for the metes and bounds thereof.

ALSO: ALL those pieces, parcels or lots of land, with all improvements thereon, situate, lying and being in Gantt Township, Greenville County, South Carolina, being shown and designated as Lots Nos. 141, 154, 155, 151, 211, 223, 227, 228, 230, 232 and 229 on a plat of ROCKVALE, SECTION II, made by J. Mac Richardson, Surveyor, dated July, 1959, and recorded in the RMC Office for Greenville County, S. C., in Plat Book QQ, page 109, reference to which is hereby craved for the metes and bounds thereof.



Together 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 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.

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