

MORTGAGE

THIS MORTGAGE is made this 2nd day of September 1983, between the Mortgagor, Frederic B. Millwood and Margaret J. Millwood (herein "Borrower"), and the Mortgagee, Landbank Equity Corp., a corporation organized and existing under the laws of South Carolina whose address is 25 Woods Lake Road, Suite 420 Greenville, South Carolina 29607 (herein "Lender").

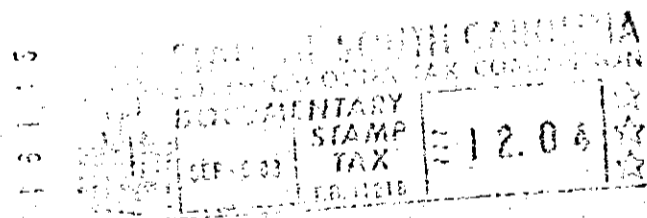
WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 30,039.00 which indebtedness is evidenced by Borrower's note dated September 2, 1983 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on September 14, 1998;

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

All that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being just outside the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot 16 on Plat of North Meadows Heights, recorded in Plat Book W, Page 183, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Easterly side of Cool Springs Drive, joint corner with Lot No. 15, running thence N. 58-17 E. 120.5 feet to an iron pin; thence N. 26-47 W. 145 feet to an iron pin on Wedgewood Drive; thence along Wedgewood Drive; thence along Wedgewood Drive S. 69-23 W. 88.9 feet to an iron pin; thence around the curve of the intersection of Wedgewood Drive and Cool Springs Drive, the cord of which is S. 23-03 W. 34 feet to an iron pin on Cool Springs Drive; thence along Cool Springs Drive S. 25-28 E. 142.8 feet to an iron pin, the point of beginning.

This is the same lot of land conveyed to Frederic B. Millwood and Margaret J. Millwood by William E. Merchant by deed dated May 24, 1967 and recorded May 25, 1967 in Deed Book 820 at Page 370 in the RMC Office for Greenville County, South Carolina.



which has the address of 300 Wedgewood Drive Greenville South Carolina 29609 (herein "Property Address");

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances and rents, all of which shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to as the "Property." Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:
1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.
2. Funds for Taxes and Insurance. Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and