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GREENVILLE CO. S. C.

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BOOK 1351 PAGE 994

South Carolina, GREENVILLE DONNIE S. COUNTY SLEY  
R.H.C.

BOOK 53 PAGE 542

In consideration of advances made and which may be made by Blue Ridge  
Production Credit Association, Lender, to Bobby Joe Ayers Borrower,  
(whether one or more), aggregating FIFTEEN THOUSAND THREE HUNDRED SEVENTY DOLLARS AND 16/100  
(\$ 15,370.16), (evidenced by note(s) dated October 20, 1975), hereby expressly made a part hereof) and to secure, in  
accordance with Section 45-55, Code of Laws of South Carolina, 1962, (1) all existing indebtedness of Borrower to Lender  
(including but not limited to the above described advances), evidenced by promissory notes, and all renewals and extensions thereof,  
(2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals  
and extensions thereof, and (3) all other indebtedness of Borrower to Lender, now due or to become due or hereafter contracted, the  
maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any one time not  
to exceed TEENTY THOUSAND Dollars (\$ 20,000.00), plus interest thereon, attorneys'  
fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than ten  
(10%) per centum of the total amount due thereon and charges as provided in said note(s) and herein. Undersigned has granted,  
bargained, sold, conveyed and mortgaged, and by these presents does hereby, grant, bargain, sell, convey and mortgage, in fee simple  
unto Lender, its successors and assigns:

All that tract of land located in Greenville Township,  
County, South Carolina, containing 15.53 acres, more or less, known as the Blue Ridge Place, and bounded as follows:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of  
Greenville, State of South Carolina, on the westerly side of South Carolina Highway #50,  
now and hereafter owned by Borrower to Lender, and any other present or future indebtedness or liability of Borrower to Lender,  
whether as principal debtor, surety, guarantor, endorser or otherwise, will be secured by this instrument until it is satisfied of record.  
It is further understood and agreed that Lender, at the written request of Borrower, will satisfy this mortgage whenever: (1)  
Borrower owes no indebtedness to Lender, (2) Borrower has no liability to Lender, and (3) Lender has not agreed to make any  
further advance or advances to Borrower.

This agreement shall inure to the benefit of Lender, its successors and assigns, and any successor, or assign of Lender may  
make advances hereunder, and all such advances and all other indebtedness of Borrower to such successor or assign shall be secured  
hereby. The word "Lender" shall be construed to include the Lender herein, its successors and assigns.

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R.H.C.

EXECUTED, SEALED, AND DELIVERED, this the 23rd day of October 1975

Bobby Joe Ayers (L.S.)  
Bobby Joe Ayers (L.S.)  
Blue Ridge Production Credit Assn (L.S.)

Signed, Sealed and Delivered  
in the presence of:  
WITNESS Donna N. Borton SECTY-TREAS 37913

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