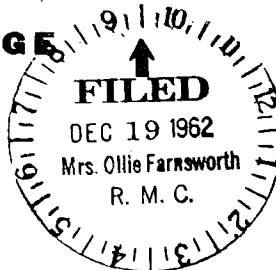


MORTGAGE



STATE OF SOUTH CAROLINA,
County of GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, *Virgil Mack Henson*

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto TRYON FEDERAL SAVINGS AND LOAN ASSOCIATION OF TRYON, N. C. (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

Ten Thousand One Hundred Thirty-Seven and 92/100
DOLLARS (\$ *10,137.92*), with interest thereon from date at the rate as specified in said note, said principal and interest to be repaid as therein stated, 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 purpose;

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:

BEGINNING at an iron pin on the South side of the driveway leading to the concrete plant of Hensons, Inc. on the lands of V. A. Henson near the junction of said driveway and the Ridge Road and running thence South 84 Degrees 40 Minutes East 156.9 feet to a concrete monument; thence South 56 Degrees 53 Minutes East 239.2 feet to a concrete monument; thence South 21 Degrees 14 Minutes West 180.4 feet to a concrete monument; thence North 83 Degrees 13 Minutes West 294.4 feet to a concrete monument; thence North 53 Degrees 55 Minutes West 103.4 feet to a concrete monument; thence North 21 Degrees 09 Minutes East 233.5 feet passing an iron pin at 110 feet to the *BEGINNING*, containing 2.22 acres more or less.

There is also granted and conveyed the perpetual right to use the driveway on the lands of V. A. Henson and Hattie Henson from which this parcel is carved to Ridge Road for the purposes of ingress and egress being appurtenant to the land herein conveyed and a benefit to it and a burden running with and being appurtenant to the said lands of V. A. Henson and Hattie Henson from which the 2.22 acre parcel is carved.

There is also granted the right to obtain water from the well situated on the lands of the grantors behind the present location of the office building of Hensons, Inc., which right is to continue until such time as there becomes available to the land herein conveyed the right or privilege of public water through a water system of any municipality or other governmental body at which time the right of the grantees, their heirs and assigns, to said water from the said well shall cease, said right to be an easement running with the land so long as said right exists.