REAL ESTATE MORTGAGE

State of South Carolina/

County of GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

20. S. C.

WHEREAS, D & L Properties, a General Partnership, here-SEND GREETINGS: inafter called the Mortgagor, to secure the payment of a debt of Maiworm & Associates, Incorporated, hereinafter called Debtor, on a

The aforesaid payments are to be applied first to interest at the rate stipulated above and the balance on account of unpaid principal. Provided, that upon the sale, assignment, transfer or assumption of this mortgage to or by a third party without the written consent of the Bank, the entire unpaid balance of the note secured by this mortgage, with accrued interest, shall become due and payable in full or may, at the Bank's option, be continued on such terms, conditions, and rates of interest as may be acceptable to the Bank.

the office of the Mortgagee in <u>Greenville</u>, South Carolina, or at such other place as the holder hereof may from time to time designate in writing.

NOW, KNOW ALL MEN, that the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said Note; and also in consideration of the further sum of THREE DOLLARS, to the said Mortgagor in hand well and truly paid by the said Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents DO GRANT, bargain, sell and release unto the said Mortgagee the following described real estate, to-wit:

ALL that certain piece, parcel or tract of land, together with all improvements thereon, located, lying and being in the County of Greenville, State of South Carolina, lying on the Northwest side of South Carolina Highway 14 containing 1.90 acres, more or less, as shown on survey entitled "Survey for L. Reeves Dabney, et al", dated January 26, 1978, prepared by W. R. Williams, Jr., Engineer and Surveyor, recorded in the R.M.C. Office for Greenville County in Plat Book 6-J at Page 83, and having, according to said survey, the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the Northwest side of South Carolina Highway 14 at the joint corner of the within tract and property now or formerly of Michelin Market Survey Corporation and running thence S. 36-46 W. 3.79 feet to a point; thence S. 39-48 W. 99.5 feet to a point; thence S. 40-45 W. 99.6 feet to a point; thence S. 41-15 W. 99.7 feet to a point; thence S. 41-37 W. 85.05 feet to an iron pin; thence, leaving said Highway and running N. 48-34 W. 197.37 feet to an iron pin; thence N. 40-24 W.

(continued on Page 4 hereof)

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