

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
TAX  
AUG 31 1981  
R.M.C.

FILED  
GREENVILLE CO. S.C.  
AUG 31 11 42 AM '81  
MORTGAGE  
R.M.C.

BOOK 1551 PAGE 382  
Mail to:  
Family Federal Savings & Loan Assn.  
Drawer L  
Greer, S.C. 29651

THIS MORTGAGE is made this 31st day of August 1981, between the Mortgagor, Reedy River Development Corporation, (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd., Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Two Thousand and no/100ths (\$22,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 31, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 1996

To SECURE to Lender (a) 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, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), 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 those pieces, parcels or lots of land situate, lying and being in Greenville County, S. C., and being shown as Lots 12, 13 and 14 on a plat of Richland Hills recorded in the RMC Office for Greenville County in Plat Book C, page 228, reference to said plat being craved for a more particular description and being further designated on the Greater Greenville Block Book as 519-188.1-5-7.

This is the same property conveyed to the mortgagor by deed of D. J. Hannon dated August 27, 1981 and recorded in the RMC Office for Greenville County on August 27, 1981.

And also all that certain piece, parcel or lot of land shown and designated as Lot No. 15 with the following metes and bounds: BEGINNING at an iron pin, corner of Mt. Zion and Railroad Streets and running thence N. 22-20 W. with Railroad Street, 9 feet to an iron pin, corner of lots 15 and 17; thence N. 48-15 E., with the dividing line of lots 15 and 17; .02 feet to an iron pin; corner of lots 16 and 18; thence S. 63-00 E., with the dividing line of lots 15 and 16; 44 feet to an iron pin on the line of lot 14 and corner of lots 15 and 16; thence S. 56-00 W., with the dividing line of lots 14 and 15; 85.2 feet to an iron pin at the edge of Mt. Zion Street; thence N. 89-15 W., with Mt. Zion Street, 47 feet to the beginning corner and being lot 15 as shown on plat and survey made by Will D. Neves, August 14, 1914 as recorded in Plat Book C at Page 228.

This being the same property conveyed to the mortgagor by deed of John W. Grady, III dated November 19, 1980 and recorded in the RMC Office for Greenville County on November 19, 1980.

And also all that certain piece, parcel or lot of land situate, lying and being on the Northeast side of Railroad Street in the City of Greenville, County of Greenville, State of South Carolina and being shown and designated as Lot 21 on plat of "Richland Hills", prepared by Will D. Neves, Engineer, recorded March 16, 1915 and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book "C", at page 228 and having according to said plat the following metes and bounds, to-wit: BEGINNING at an iron pin on the Northeast side of Railroad Street at joint front corner of Lot 21 N.48-15 93.6 feet to an iron pin to the joint rear corner of Lots 21, 19, 20, and 22; continuing N. 35-30 W. 40.1 feet to the joint rear corner of Lots 21 Mt. Zion Street, 103 Mt. Eustis Street and 4 extra (herein "Property Address"); lots. Greenville, S. C. (CONTINUED ON ATTACHED SHEET)

To HAVE AND 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, rents, royalties, mineral, oil and gas rights and profits, water, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, 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 herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

500 8 35021801