

State of South Carolina

FILED  
GREENVILLE

BOOK 1606 PAGE 393

County of GREENVILLE

MAY 12 4 40 PM '83  
Mortgage of Real Estate  
DORRIS L. HANCOCK  
R.D.C.

THIS MORTGAGE made this 12th day of May, 1983

by Brookside Way Associates Limited Partnership, a South Carolina Limited Partnership,  
(hereinafter referred to as "Mortgagor") and given to Lawrence D. Sherer, Jr.

(hereinafter referred to as "Mortgagee"), whose address is 8 W. Prentiss Avenue, Greenville,  
South Carolina

WITNESSETH:

THAT WHEREAS, Brookside Way Associates Limited Partnership  
is indebted to Mortgagee in the maximum principal sum of ---FOUR HUNDRED FOUR THOUSAND FOUR HUNDRED  
FORTY-SEVEN AND NO/100----- Dollars (\$ 404,447.00 ), which indebtedness is  
evidenced by the Note of Brookside Way Associates Limited Partnership of even  
date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of  
which is May 12, 1987 after the date hereof, the terms of said Note and any agreement modifying it  
are incorporated herein by reference.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the  
aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications  
thereof upon the same or different terms or at the same or different rate of interest and also to secure in accordance with  
Section 29-3-50, as amended, Code of Laws of South Carolina (1976): (i) all future advances and readvances that may  
subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note, or by other promissory notes, and all  
renewals and extensions thereof; and (ii) all other indebtedness of Mortgagor to Mortgagee, now or hereafter existing, whether  
direct or indirect, the maximum amount of all indebtedness outstanding at any one time secured hereby not to exceed  
\$ 404,447.00 plus interest thereon, all charges and expenses of collection incurred by Mortgagee  
including court costs and reasonable attorneys fees, has granted, bargained, sold, released and by these presents does grant,  
bargain, sell and release unto the Mortgagee, its successors and assigns, the following described property:

See Exhibit A attached hereto for a description of the property secured.

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
TAX 161.80

60019 37871A01

TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident  
or appertaining thereto; all improvements now or hereafter situated thereon; and all fixtures now or hereafter attached thereto  
(all of the same being deemed part of the Property and included in any reference thereto).