

STATE OF SOUTH CAROLINA)
)
 COUNTY OF GREENVILLE)

MORTGAGE MODIFICATION AGREEMENT

THIS AGREEMENT made and entered into this 16th day of June, 1983 by and between GREEN VALLEY FIRST JOINT VENTURE (hereinafter called "Mortgagor") and POINSETT SERVICE CORPORATION, INC. (hereinafter called "Mortgagee");

W I T N E S S E T H :

WHEREAS the Mortgagor has heretofore executed and delivered to the Mortgagee a certain Purchase-Money Mortgage dated October 1, 1982, recorded October 22, 1982 in the Greenville County R.M.C. Office in Real Estate Mortgage Book 1533 at Page 806, which mortgage covers a 29.04 acre tract and an adjoining 1.02 acre strip of land as more particularly described therein, and

WHEREAS said mortgage contains the following release agreement between the parties:

The Mortgagee agrees to release any portion of said property (except as hereinafter provided) from this mortgage at a rate of \$15,000.00 per acre released until the entire balance due on the Note is paid in full, said payment shall be applied only to reduction of principal. Notwithstanding the foregoing, it is understood and agreed that at all times the property remaining under the mortgage lien shall be connected with (by land at least 50 feet in width) and have access from the Mortgagor's remaining land. It is further understood and agreed that until the Note and Mortgage are paid in full, the 1.02 acre tract connecting with Foothills Road, together with land of equal width connecting said 1.02 acres to the Mortgagor's remaining property shall not be released from the mortgage lien; provided however, that other access to Foothills Road acceptable to the Mortgagee may be substituted in place of the 1.02 acre tract in which event the Mortgagee will release from the mortgage lien the 1.02 acre tract, together with the additional acreage constituting the interior road serving the 29.04 acre tract, and

WHEREAS, the Mortgagor has conveyed the 1.02 acre tract to Paris Point Development, Inc. and has acquired from Paris Point Development, Inc. an easement for road purposes providing access to Foothills Road from the Mortgagor's remaining 29.04 acre tract, and the Mortgagor desires to substitute said easement in place of

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