STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREF RV TO ALL WHOM THESE PRESENTS MAY CONCERN:

ONNIL

R.H.C

Greenville, S.C.

Greenville, S.C.

Greenville, S.C.

Greenville, S.C.

GREF RV TO ALL WHOM THESE PRESENTS MAY CONCERN:

ONNIL

R.H.C

GREENVILLE GREEN

GREENVILLE GREE

WHEREAS. Batesville Properties, Inc.

(hereinafter referred to as Mortgagor) is well and truly indebted unto

John Z. Leigh

(hereivafter 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 Seventy Five Thousand and No/100ths (\$75,000.00)---
Dollars (\$75,000.00) due and payable

in five (5) equal annual principal payments plus interest on the unpaid balance computed at the rate of ten (10%) percent per annum, the first such payment due and payable on June 30, 1984.

with interest thereon from date

_1

at the rate of 10%

per centum per annum, to be paid: as provided above

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 purposes:

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 Mortgagoe 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:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of

ALL that certain piece, parcel or tract of land, located, lying and being in the County of Greenville, State of South Carolina, containing approximately 6.7 acres, more or less, as shown on plat thereof entitled "Survey for Wesley V. Harrison" dated June 29, 1983, prepared by Enwright Associates, Inc., and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the southern edge of the right-of-way of S. C. Highway 14, at the intersection of said right-of-way and the western edge of the right-of-way of Harris Road, and running thence, with the edge of the right-of-way of Harris Road, S. 46-32 E., 334.67 feet to a new iron pin; thence S. 49-40 E., 313.2 feet to an old iron pin in the line of Lots 13 and 14 as shown on plat for B. S. Harris, recorded in the Greenville County R.M.C. Office in Plat Book P at Page 147; thence S. 40-26 W., 535.68 feet to a point in Old Rocky Creek; thence N. 31-20 W., 161.09 feet to a point; thence N. 16-26 W., 120.0 feet to a point; thence N. 40-33 W., 540.0 feet to a nail and cap in the center of S. C. Highway 14; thence, with the center of said highway, N. 85-32 E., 104.1 feet to a nail and cap, N. 78-24 E. 57.78 feet to a nail and cap, N. 65-16 E., 50.06 feet to a nail and cap, N. 53-41 E., 49.96 feet to a nail and cap; N. 42-37 E., 50 feet to a nail and cap and N. 37-43 E., 89.29 feet to an old iron pin at the intersection of the rights-of-way of S. C. Highway 14 and Harris Road, the point and place of beginning.

This is the same property conveyed to the Mortgagor herein by deed of John Z. Leigh dated July 1, 1983 and recorded in the R.M.C. Office for Greenville County in Deed Book $\cancel{||g||}$ at Page $\cancel{742}$.

Following receipt by the Mortgagee of two (2) installments paid pursuant to the note which this mortgage secures, the Mortgagee agrees to release a tract of land of not more than two (2) acres from the lien of the within mortgage.

DOCUMENTARY

STAMP

3 0.00 7

STAMP

3 0.00 7

STAMP

3 0.00 7

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and wall of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter wattached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the ousual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully serzed of the premises heireinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

14328 W.Z.