

Mortgagees' mailing address: P. O. Box 564, Mauldin, South Carolina 29662

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED S.C.  
JUN 1 4 10  
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

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WHEREAS, we, B. Robert Coker, Jr. and David C. Waldrep, II,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Lee O. Huskamp and Julia D. Huskamp,

(hereinafter 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 One Hundred Thousand and no/100-----

----- Dollars (\$ 100,000.00) due and payable  
in 216 equal monthly installments of \$999.85 each, beginning on January 1,  
1984, and then thereafter each successive month and date until paid in  
full,

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of ten (10%) per centum per annum, to be paid:  
Interest is computed in the monthly installments.

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 Mortgagee 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 Greenville, being known and designated as .32 acres, more or less, on plat of property of Lee Huskamp as prepared by Alex A. Moss, RLS, dated May 22, 1978, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on Palmetto Drive and joint property line of said .32 acres and Lee Huskamp and running thence N. 49-34 E., 218.8 feet to an iron pin, joint rear corner of said properties; running thence along said .32 acres S. 39-43 E., 65.0 feet to an iron pin, joint property line of Rice-Cleveland and .32 acres; running thence S. 49-34 W., 218.0 feet to an iron pin, joint front corner of said properties on Palmetto Drive; running thence with said Drive N. 40-26 E., 65.0 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors by mortgagees on even date, and recorded in Deed Book 1201, page 654, RMC Office for Greenville County.

ALSO: All that piece, parcel or lot of land in Greenville County, South Carolina, near Mauldin, South Carolina, containing 0.73 acres, as shown on plat for Lee Huskamp, by Alex A. Moss, R.C.E. & L.S., dated January 11, 1977, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on Palmetto Drive R.O.W. 50', at the corner of the property now or formerly owned by Irene K. Thomas and running thence with said Thomas property N. 49-34 E., 223.5 feet to an iron pin; and running thence S. 39-43 E., 140.0 feet to an iron pin being the corner of property now or formerly owned by Quality Concrete Products, Inc.; thence running with said property S. 49-34 W., 221.8 feet to an iron pin on Palmetto Drive R.O.W. 50'; thence with said Palmetto Drive R.O.W. 50' N. 40-26 W., 140.0 feet to an iron pin, said iron pin being the point of beginning.

ALSO: All that piece, parcel or lot of land in Greenville County, South Carolina, near Mauldin, South Carolina, containing a 3' section, as shown on plat for P. Towers Rice, by Alex A. Moss, R.C.E. & L.S., dated January 8, 1977, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point at the corner of J. A. Griffith and P. Towers Rice (formerly Quality Concrete Products, Inc.) and running thence N. 49-53 E., 3.0 feet to a point; thence S. 39-24 W. 290.0 feet to a point; thence S. 49-53 W., 3.0 feet to a point on the line of property of P. Towers Rice; thence with said Rice property N. 39-24 W., 290.0 feet to a point, said point being that of the beginning.

The latter two tracts are the same property conveyed by the mortgagee, Lee Huskamp, to the mortgagors herein on even date, and recorded in Deed Book 1201, page 655, RMC Office for Greenville County.

----- together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all fixtures and equipment, other than the usual 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 seized of the premises hereinafore 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.