First Mortgage of Real Estate

FILED GREENVILLE CO. S. C.

Han 23 2 51 FH '73

DONNIE S. TANKERSLEY

## MORTGAGE

STATE OF SOUTH CAROLINA COUNTY OF CREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Rice Corporation.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, Greenville, S. C., (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 Thirty Five Thousand and No/100-------

DOLLARS (\$35,000,.00

), with interest thereon as provided in said promissory note, said prin-

cipal and interest to be paid as therein stated, and

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 purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable,

NOW, KNEW 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 the Mortgagor may be indebted to the Mortgagor at any thire for advances made to or for his accountably the Mortgagor, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in find well and truly paid by the Mortgagor at and before the scaling and dollvery 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 Mortgagoe, its successors and assigns.

Alk this process the second parcels or lots of land together with all buildings and improvements thereon, situate, lying and being on the western side of the White Horse Road, (S. G. Wighway No. 250) being shown as a portion of the property of Westwood Plaza on a plat dated October, 1967 recorded in the RMC Office for Greenville County, S. C. in Plat Book VVV, page 111 and shown on a more recent survey for Max M. Rice made by Carolina Engineering & Surveying Company dated March 9, 1973, as having the following metes and bounds, to wit:

BEGINNING at an iron pin at the rear line of the Westwood Plaza property, said iron pin being located, S. 19-29 W. 151.2 feet from the southern side of Broadway Drive and running thence S. 80-15 E. 128. feet to an iron pin on the eastern side of a twenty-five (25) foot private service driveway; thence N. 69-15 E. 104.3 feet to an iron pin on the western side of White Horse Road; thence along the western side of White Horse Road, S. 21-45 E. 51.4 feet to an iron pin; thence along the line of property owned by Elizabeth F. Stevens, S. 69-15 W. 135.5 feet to an iron pin on the eastern side of said private driveway; thence N. 80-13 E. 138.5 feet to an iron pin; thence N. 19-29 E. 60.5 feet to an iron pin, the beginning corner, ALSO, All that piece, parcel or lot of land, together with all buildings. and improvements, situate, lying and being on the western side of White Horse Road (S. C. Highway No. 250) being shown on a plat of Westwood Plaza dated October, 1967 recorded in the RMC office for Greenville County, S. C. in Plat Book VVV, page 111, being located South of the immediately preceeding described property and separated therefrom by a 23.2 feet lot owned by Elizabeth F. Stevens and according to a more recent plat of a survey for Max M. Rice made by Carolina Engineering & Surveying Company, dated March

of property owned by Elizabeth F. Stevens (said iron pin being located, 5. 22-36 E. 23.2 feet from the northeastern most corner of property described in the inmediately preceding paragraph) and running thence along the western side of White Horse Road, S. 23-41 E. 51.8 feet to an iron pin; thence S. 69-15 W. 183 feet to a point on a private 25 foot service drive; thence N.

9, 1973, the following metes and bounds, to-wit: