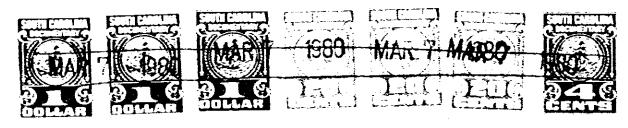
ALL that piece, parcel or tract of land, located, lying and being in the County of Greenville, State of South Carolina, containing 7.72 acres, more or less, as shown on survey entitled "Property of J.L. and Carol C. LaFoy, et al", prepared by C.O. Riddle, R.L.S., dated March 29, 1979, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a spike in the centerline of South Harrison Bridge Road at the joint front corner of the within tract and another tract containing 7.74 acres and running thence, along the joint line of said tracts S. 63-49 W., 835.87 feet to an iron pin; thence N. 27-51 W., 461.86 feet to an iron pin in the line of other property of the Grantor; thence N. 71-55 E., 850.0 feet to a spike in the center line of South Harrison Bridge Road; thence, with the center of said road S. 27-29 E., 341.98 feet to a spike, the point and place of beginning.

This is the same property acquired by the grantor(s) herein by deed of James F. Richardson, dated 4-27-79, and recorded in the office of the RMC in Deed Book //o/, Page //90, in Greenville County, Greenville, S.C.



TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said lands and premises unto Lender, its successors and assigns with all the rights, privileges, members and appurtenance thereto belonging or in any wise appertaining.

A default under this instrument or under any other instrument heretofore or hereafter executed by Borrower and/or Undersigned to Lender, or a default by Borrower, and/or Undersigned under any instrument(s) constituting a lien prior to the lien of this instrument, shall, at the option of Lender, constitute a default under any one or more or all instruments executed by Borrower and/or Undersigned to Lender. In case of such default, at the option of Lender, all indebtedness due from Borrower and/or Undersigned to Lender may be declared immediately due and payable.

UNDERSIGNED hereby binds himself, his heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto Lender, its successors and assigns, from and against Undersigned, his heirs, executors, administrators and assigns and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED ALWAYS, NEVERTHELESS, that if Borrower shall pay unto Lender, its successors or assigns, the aforesaid indebtedness and all interest and other sums secured by this or any other instrument executed by Borrower as security to the aforesaid indebtedness and shall perform all of the terms, covenants, conditions, agreements, representations and obligations contained in all mortgages executed by Borrower to Lender according to the true intent of said Mortgages, all of the terms, covenants, conditions, agreements, representations and obligations of which are made a part hereof to the same extent as if set forth in extenso herein, then this instrument shall cease, determine and be null and void; otherwise it shall remain in full force and effect.

It is understood and agreed that all advances heretofore, now and hereafter made by Lender to Borrower, and all indebtedness now and hereafter owed by Borrower to Lender, and any other present or future indebtedness or liability of Borrower to Lender, whether as principal debtor, surety, guarantor, endorser or otherwise, will be secured by this instrument until it is satisfied of record. It is further understood and agreed that Lender, at the written request of Borrower, will satisfy this mortgage whenever: (1) Borrower owes no indebtedness to Lender, (2) Borrower has no liability to Lender, and (3) Lender has not agreed to make any further advance or advances to Borrower.

In the event Lender becomes a party to any legal proceeding (excluding an action to foreclose this mortgage or to collect the debt hereby secured), involving this mortgage or the premises described herein (including but not limited to the title to the lands described herein), Lender may also recover of Undersigned and/or Borrower all costs and expenses reasonably incurred by Lender, including a reasonable attorney's fee, which costs, expenses and attorney's fee when paid by Lender shall become a part of the debt secured hereby and shall be immediately payable upon demand, and shall draw interest from the date of advance by Lender until paid at the highest rate provided in any note or other instrument secured hereby.

This agreement shall inure to the benefit of Lender, its successors and assigns, and any successor, or assign of Lender may make advances hereunder, and all such advances and all other indebtedness of Borrower to such successor or assign shall be secured hereby. The word "Lender" shall be construed to include the Lender herein, its successors and assigns.

EXECUTED, SEALED, AND DELIVERED, this the 28th	day of February	, 19 <u>80</u>
Signad, Sealest and Delivered in the Presence of:	The fool	(L. S.)
Roll W Blad	James Luther LaFoy	(L. S.)
Robert W. Blackwell	Carol Campuel Xo	(L. S.)
R. Louise Trammell	Carol Campbell TaFoy	Form PCA 402

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