

RECORDED MAY 30 1983  
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GREENVILLE CO. S. C.

Fountain Inn Federal Savings & Loan Association

CONNIE S. T. Fountain Inn, South Carolina  
R.M.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } ss:

MORTGAGE  
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CHILDRESS CONSTRUCTION CO., INC.

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

WHEREAS, the Mortgagor is well and truly indebted unto FOUNTAIN INN FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, 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 EIGHTEEN THOUSAND AND NO/100THS---

DOLLARS (\$ 18,000.00 ), with interest thereon from date at the rate of eight per centum per annum, said principal 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.

May 1, 1983

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 hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that 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, containing 3.5 acres, more or less, as shown on plat entitled "Maple Creek Industrial Park", dated February 23, 1973, prepared by T. H. Walker, Jr., R. L. S. No. 3182, recorded in the R. M. C. Office for Greenville County and being more particularly described as follows:

BEGINNING at an iron pin on the line of Riley Pendergrass and running thence N. 61-40 E. 589.2 feet to an iron pin; thence with the line of property of M. F. Henderson S. 5-05 E. 461.5 feet to an iron pin; thence S. 74-23 W. 205.2 feet to an iron pin on Maple Creek Circle; thence with Maple Creek Circle N. 12-24 W. 100.5 feet to an iron pin in cul-de-sac of Maple Creek Circle; thence with the cul-de-sac of Maple Creek Circle the chords and distances as follows: N. 17-36 E. 50 feet; N. 34-54 W. 38.26 feet; N. 79-54 W. 38.26 feet; S. 55-06 W. 38.26 feet; thence S. 10-06 W. 38.26 feet; S. 77-36 W. 100 feet to an iron pin; thence S. 72-27 W. 73.6 feet to an iron pin; thence N. 32-54 W. 162.3 feet to the point of beginning.