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GREENVILLE CO. S. C.

JUN 30 4 13 PM '78

DOUGLAS STANLEY

Mortgagee's Mailing Address:
P.O. Box 1988
Spartanburg, S.C. 29304

BOOK 1436 PAGE 980

State of South Carolina
COUNTY OF ~~SPARTANBURG~~
GREENVILLE

MORTGAGE

WHEREAS, the execution and delivery of this Mortgage was duly authorized on June 29, 1978, by unanimous action of all members of the Board of Directors of Fiske-Carter Construction Co.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Fiske-Carter Construction Co.

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

WHEREAS, the Mortgagor is well and truly indebted unto Spartanburg Bank and Trust Company

(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 Three Hundred Fifty Thousand and No/100

Dollars (\$ 350,000.00), with interest thereon from date at the rate as specified in said promissory note, said principal and interest to be repaid as therein stated, the final installment being due July 20, 1993.

WHEREAS, the Mortgagor may hereafter become indebted to the 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;

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 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:

All that certain piece, parcel or lot of land in the City of Greenville, County of Greenville, State of South Carolina, lying, situate and being on the south side of Academy Street, on the west side of Crook Street and on the east side of Southern Railway Right-of-Way and described as follows: Beginning at an iron pin on the south side of said Academy Street and on the west side of said Crook Street and running thence with the west side of said Crook Street S 20° 30' E 209 feet 8 inches to an iron pin, thence S 70° W 144 feet to an iron pin on the east side of Southern Railway Right-of-Way, thence with the east side of said Southern Railway Right-of-Way N 42° 0' W 379 feet 11 inches to a point on the south side of said Academy Street, thence with the south side of said Academy Street S 86° 03' E 61 feet 1 inch, in a northerly direction 4 feet, S 85° 25' E 26 feet 6 inches, S 84° 25' E 97 feet, S 56° 05' E 39 feet 8 inches and S 84° 25' E 104 feet to the beginning corner, containing 1.30 acres, more or less. Said piece, parcel or lot of land is a portion of the property conveyed to Fiske-Carter Construction Co. by Fiske-Carter Construction Co., a Massachusetts corporation, by deed dated December 30, 1948, recorded in Deed Book 373, page 174, R.M.C. Office for Greenville County.

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