

Mortgagee's Address:
P. O. Box 33789
Charlotte, N. C. 28233

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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)
SS: [Signature] AM '82
MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, UNITED MEDICAL AND SURGICAL SUPPLY COMPANY, a South Carolina corporation with a place of business in Greenville, Greenville County, South Carolina, hereinafter called "Mortgagor", stands firmly held, bound and indebted unto COMMERCIAL CREDIT BUSINESS LOANS, INC., a Delaware corporation with a place of business in Charlotte, North Carolina, herein called "Mortgagee", in the principal sum of One Hundred Twenty Thousand Dollars (\$120,000.00), with interest thereon, said principal and interest payable as more particularly specified in a certain Installment Promissory Note executed by Mortgagor to Mortgagee bearing even date herewith, herein called the "Note", a copy of which is attached hereto and made a part hereof as Exhibit "A";

NOW, KNOW ALL MEN, That Mortgagor, for and in consideration of the payment to Mortgagor of the said principal sum of One Hundred Twenty Thousand Dollars (\$120,000.00) by Mortgagee, receipt whereof is hereby acknowledged, and for the better securing of the payment of the same with interest, and the performance and observance by Mortgagor of all of the terms, covenants and conditions contained in this Mortgage of Real Estate and in the Note, and in consideration of the further sum of Ten Dollars (\$10.00), in hand well and truly paid by Mortgagor unto Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged by Mortgagor, and as additional collateral security for the payment and performance of any indebtedness, obligations, contracts, writings or notes, now or hereafter made and now due or to become due, of Mortgagor to Mortgagee, Mortgagor has granted, bargained, sold, conveyed, aliened, enfeoffed, released and confirmed, and by these presents does grant, bargain, sell, convey, alien, enfeoff, release and confirm unto Mortgagee, its successors and assigns, the real property more particularly described on Exhibit "B", attached hereto and made a part hereof;

TOGETHER with all and singular the buildings, improvements, hereditaments and appurtenances whatsoever, unto any and every of said premises and estates hereby granted and conveyed, belonging and appertaining, and the reversions and remainders, rents, issues and profits thereof, and all the estates, right, title, interest, possession, claim and demand of every nature and kind whatsoever of Mortgagor, as well at law as in equity of, in and to the same;

TOGETHER with the ~~plants~~ buildings, structures, improvements, machinery, ~~equipment, furniture~~ fixtures and other goods and chattels, located or installed on said premises at any time, all of said property, whether real, personal or mixed, being hereinafter referred to as the "Mortgaged Property".

TO HAVE AND TO HOLD all and singular the said Mortgaged Property, and all appurtenances thereunto belonging or appertaining, and all of the rents, issues and profits aforesaid, unto Mortgagee, its successors and assigns, to and for the only proper use and benefit of Mortgagee, its successors and assigns, forever.

Mortgagor hereby warrants, represents, promises, covenants and agrees to and with Mortgagee as follows:

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STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
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