

MORTGAGE OF REAL ESTATE -

BOOK 85 1542

VOL 1663 PAGE 05

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED MORTGAGE OF REAL ESTATE  
GREENVILLE, S.C.  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

JUN 19 3 25 PM '84

DONNIE S. JANKERSLEY

WHEREAS, The Vista Co., Inc.

(hereinafter referred to as Mortgagee) is well and truly indebted unto Southern Service Corporation

(hereinafter referred to as Mortgagor) 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 Seventeen Thousand Three Hundred and no/100----- Dollars (\$ 17,300.00 ) due and payable

as set out in note

being the same property conveyed by JULIAN ROAD DEVELOPERS, a South Carolina Partnership by deed recorded herewith.

Mortgagor further covenants and agrees:

1. To keep monthly payments current at all times on any first mortgage loan that may be secured by the within described property. Should mortgagor become sixty (60) days or more delinquent on any such first mortgage loan, the mortgagee herein, at its option, may accelerate all remaining payments due hereunder declaring the entire balance due and payable, together with cost and fees and commence mortgage foreclosure proceedings in accordance with the laws of this state.
2. Not to abandon construction work to be performed on the premises for a period of two (2) weeks or longer.
3. To complete all construction of the dwelling to be placed on the premises not later than six (6) months from the date of the within mortgage.

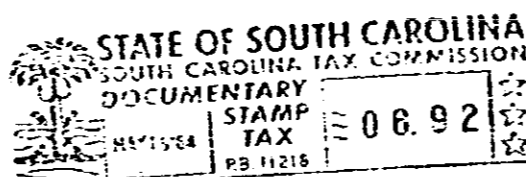
Failure to comply with said covenants shall constitute a default on the within mortgage.

SOUTHERN SERVICE CORPORATION  
COLLEGE PROPERTIES, INC.

DATE June 1, 1984  
Donny Williams  
OFFICE MANAGER / VICE PRESIDENT

WITNESSES Hugh R. McHugh

JUN 19 1984



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GREENVILLE CO. S.C.  
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DONNIE S. JANKERSLEY  
REC'D.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

INTO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

NOTE: Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

GREENVILLE OFFICE SUPPLY CO. INC.