

SOUTH CAROLINA GREENVILLE COUNTY.

In consideration of advances made and which may be made by BLUE RIDGE Production Credit Association, Lender, to William M. Chamblee, Jr. also known as William M. Chamblee (whether one or more), aggregating TEN THOUSAND SEVEN HUNDRED TWENTY THREE AND NO/100-- Dollars \$10,723.00, (evidenced by note(s) of even date herewith, hereby expressly made a part hereof) and to secure, in accordance with Section 43-55, as amended, Code of Laws of South Carolina, 1962, (1) all existing indebtedness of Borrower to Lender (including but not limited to the above described advances), evidenced by promissory notes, and all renewals and extensions thereof, (2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals and extensions thereof, and (3) all other indebtedness of Borrower to Lender, now due or to become due or hereafter contracted, the maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any one time not to exceed FIFTEEN THOUSAND AND NO/100-- Dollars (\$15,000.00), plus interest thereon, attorney's fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than ten (10%) per centum of the total amount due thereon and charges as provided in said note(s) and herein, Undersigned has granted, bargained, sold, conveyed and mortgaged, and by these presents does hereby, grant, bargain, sell, convey and mortgage, in fee simple unto Lender, its successors and assigns:

All that tract of land located in Fairview Township, Greenville County, South Carolina, containing 352.96 acres, more or less, known as the Chamblee Place, and bounded as follows:

ALL THAT PIECE, parcel and tract of land lying and being in Fairview Township, Greenville County, State of South Carolina, containing 352.96 acres, more or less, and being bounded on the North by H. B. Cooper; on the East by H. B. Cooper; on the South by Ed Green, Bryson and C. J. Jones, on the West by H. B. Cooper and being specifically shown by courses and distances and metes and bounds on plat made by J. Mac Richardson dated May 1951, recorded in Plat Book AA, Page 77, with plat showing an acreage of 361, recorded in the R. M. C. Office, Greenville County. From this plat is excepted a tract of land containing 8.04 acres, more or less, as shown on plat of property of H. B. Cooper prepared by C. O. Riddle, Reg. Land Surveyor, dated April 2, 1957, recorded in the R. M. C. Office, Greenville County, in Plat Book AA at page 41. It is the same property conveyed to Grace Chamblee Woods, Pearl Chamblee Taylor, Wilson Chamblee, William Chamblee, Jr. and Minnie Belle Chamblee Holcombe, by V. M. Babb, Jr. as Trustee under the will of W. M. Chamblee, deceased, by deed recorded in Deed Book 436, page 278, in the R.M.C. Office, Greenville County; and is likewise the same property in which Grace Chamblee Woods, Pearl Chamblee Taylor, Wilson Chamblee and Minnie Belle Chamblee Holcombe conveyed their interest unto William M. Chamblee, Jr. by deed recorded in Deed Book 436, page 273, in the R.M.C. Office, Greenville County, South Carolina, less however, that certain tract containing 8.04 acres, more or less, conveyed to H. B. Cooper, as shown by deed recorded in Deed Book 574 at page 298.

This conveyance is subject to a right-of-way executed unto the Transcontinental Gas Pipe Line Corp. under deed recorded in Deed Book 393, page 385; also subject to another right-of-way given to Transcontinental Gas Pipe Line Corp. by deed dated May 2, 1961, recorded in Deed Book 673, page 461 in the R. M. C. Office, Greenville County, South Carolina.

It is agreed and understood that this mortgage is a second mortgage to the one held by the Federal Land Bank.

A default under this instrument or under any other instrument heretofore or hereafter executed by Borrower to Lender shall at the option of Lender constitute a default under any one or more, or all instruments executed by Borrower to Lender.

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 appurtenances thereto belonging or in any wise appertaining.

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.

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 15th day of October, 1965.

*William M. Chamblee Jr.* (L. S.)  
(William M. Chamblee, Jr.) (L. S.)

Signed, Sealed and Delivered in the presence of:

*W. R. Taylor*  
(W. R. Taylor)  
*Ethel C. Alberson*  
(Ethel C. Alberson)  
S. C. R. E. Mfg. - Rev. 9-1-60

*William M. Chamblee* (L. S.)  
(also known as William M. Chamblee)

Form FGA 482

*Satisfied and cancelled this 27th day of June 1969.*  
*Blue Ridge Production Credit Assn.*  
*W. R. Taylor Secty - Treas.*  
*Witness E. Alberson*

SATISFIED AND CANCELLED OF RECORD  
29 DAY OF September 1969  
*Ollie Farnsworth*  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 11:28 O'CLOCK A. M. NO. 7581