

In consideration of advances made and which may be made by Bill Edge
Production Credit Association, Lender, to Terry L. Calloway and Dabney M. Calloway Borrower,

(whether one or more), aggregating FIVE THOUSAND Dollars
(\$ 5,000.00), (evidenced by note(s) dated July 11, 1976 hereby expressly made a part hereof) and to secure, in
accordance with Section 45-55, 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 TEN THOUSAND Dollars (\$ 10,000.00), plus interest thereon, attorneys'
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 Chick Springs Township, Greenville
County, South Carolina, containing 4.10 acres, more or less, known as the _____ Place, and bounded as follows:

All that piece, parcel or lot of land in Chick Springs Township, Greenville
County, State of South Carolina, containing 4.10 acres, more or less, as shown
on plat of the property of J.P. Rosemond, as made on April 27, 1945, by Pickell
& Pickell, Engineers, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of a country road at the corner
of a tract of land conveyed to T.H. Hiette, and running thence along the line of
the Hiette tract N. 47 E. 64 feet to a stone at the corner of C.E. Barnett pro-
perty, said line crossing the road referred to; thence along the line of C.E.
Barnette N. 49 E. 530 feet to a stone in line of property of J.P. Rosemond, at
the corner of property of C.E. Barnette; thence along the line of the Rosemond
property S. 34-00 E. 347 feet, more or less, to a new iron pin; thence along the
line of property conveyed to Mychack S. 20-41 W. 395 feet, more or less, to a
point on the old property line South of said road; thence along the Simmons line
N. 86-30 W. 225 feet, more or less, to a point on the South side of said road;
thence N. 55 W. 266.5 feet to the beginning corner.

BEING a portion of the property conveyed to Allie Lou Kimble and Fred Kimble
by deed of Lloyd McCauley recorded in the P.M.C. Office for Greenville County in Deed
Book 661 at Page 171.



A default in the performance of any other instrument heretofore or hereafter executed by Borrower to Lender shall
at the option of Lender be deemed a default under this instrument and 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 cures 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 1ST day of JUNE, 1976.

Terry L. Calloway (L.S.)
(Terry L. Calloway)
Dabney M. Calloway (L.S.)
(Dabney M. Calloway) (L.S.)

Signed, Sealed and Delivered
in the presence of:
Cyrus B. Butler
Linda C. Brewster

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