

Mortgagee's mailing address: P.O. Box 2500, Greenville, S. C. 29602

DONN'S TAKERSLEY A.B.C. DONN'S TAKERSLEY A.B.C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Auto Brokers, Inc. (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto First National Bank of South Carolina (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note(s) of even date herewith, the terms of which are incorporated herein by reference, in the sum of Forty Six Thousand Five Hundred and No/100 DOLLARS (\$ 46,500.00 ), with interest thereon as provided in said promissory note(s), said principal and interest to be paid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said 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, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable July 1, 1984, 19 84,

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the afore-said 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 to secure the performance of all the covenants, conditions, stipulations and agreements contained herein and/or in any other document given by the Mortgagor to the Mortgagee in connection therewith, 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 the 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, its successors and assigns.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being

A 0.68 acre tract of land lying near the City of Greenville, in the County of Greenville, State of South Carolina, at the southern intersection of White Horse Road (U.S. Hwy. 25 Bypass) and Bramlett Road (S.C. Highway 253), said tract being more particularly described as follows:

Beginning at an iron pin at the intersection of the southeasterly right of way line of Bramlett Road and the southwesterly right of way line of White Horse Road; thence S. 47° 44' E, along said southwesterly right of way line of White Horse Road, a distance of 312.4 feet to an iron pin at the northwest corner of Section 2, Lot 1, Lockwood Heights subdivision; thence S 59° 30' W, along property line of said subdivision, a distance of 67.2 feet to an iron pin; thence N. 48° 29' W, a distance of 125.6 feet to a point on the southeasterly building line of an existing building; thence S. 65° 58' W along said southeasterly building line, a distance of 27.0 feet to the most southerly corner of said building; thence N. 47° 44' W, along the southwesterly line of said building, a distance of 42.8 feet to a point on said southwesterly building line; thence S. 45° 44' W, a distance of 17.6 feet to a point at the corner of a gate; thence N. 57° 20' W, a distance of 155.6 feet to an iron pin on the southeasterly right of way line of Bramlett Road; thence N. 59° 20' E along said southeasterly right of way line of Bramlett Road, a distance of 140.2 feet to

(continued on Exhibit "A")

STATE OF SOUTH CAROLINA DOCUMENTARY STAMP JUL 13 1984

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