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interest as provided for in the Note, which Note is secured by a mortgage entitled "FIRST MORTGAGE OF REAL ESTATE, ASSIGNMENT OF RENTS, AND SECURITY AGREEMENT (CONSTRUCTION AND PERMANENT LOANS)" dated September 14, 1978 and recorded in the Office of the Register of Mesne Conveyances for Greenville County in Mortgage Book 1444, page 347, (hereinafter sometimes referred to as the "Mortgage") executed by the Mortgagor and New South Development Co. to Mortgagee, and

WHEREAS, HMA has applied to Mortgagee for an additional loan of FIVE MILLION THREE HUNDRED THOUSAND and No/100 DOLLARS (\$5,300,000.00) in connection with the construction and development of the Project which is the subject of the aforesaid Mortgage and Mortgagee has agreed to advance to HMA up to the additional amount of \$5,300,000.00, as an increase or amendment of its previous loan to HMA, pursuant to additional Construction and Permanent Loan Commitments dated, respectively, May 29, 1979 and May 28, 1979, and Amended Construction Permanent Loan Agreement of even date herewith ("hereinafter referred to as the "Amended Loan Agreement"), and this mortgage is being executed and delivered in compliance with HMA's obligations for the obtaining, evidencing and securing such additional loan amount; and

WHEREAS, HMA now is justly and truly indebted unto Mortgagee, in the principal sum of TWENTY-ONE MILLION SIX HUNDRED THOUSAND and No/100 DOLLARS (\$21,600,000.00) including the said SIXTEEN MILLION THREE HUNDRED THOUSAND and No/100 DOLLARS (\$16,300,000.00), for money loaned as evidenced by two promissory notes dated this day, maturing and payable with interest thereon at the rate per annum stipulated in said promissory notes, the first of said notes (Note "A") being in the principal amount of SIXTEEN MILLION THREE HUNDRED THOUSAND and No/100 DOLLARS (\$16,300,000.00) and being a modification of the aforesaid Note in the same principal

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