

immediately due and payable, and this mortgage may be foreclosed. Should any legal proceedings be instituted for the foreclosure of this mortgage or the title to the premises described herein, or should the debt secured hereby or any part thereof be placed in the hands of any attorney at law for collection by suit or otherwise, all costs and expenses incurred by the Mortgagee, and a reasonable attorney's fee, shall thereupon become due and payable immediately or on demand, at the option of the Mortgagee, as a part of the debt secured hereby, and may be recovered and collected hereunder.

(7) That by delivery and acceptance of this mortgage and the note which it secures, it is understood and agreed by Mortgagor and Mortgagee that (a) during the current calendar year, Mortgagor shall be entitled to obtain a release from the lien of this mortgage for up to four and one-half (4-1/2) acres by payment to Mortgagee of the sum of Eighteen Thousand and No/100ths (\$18,000.00) Dollars per acre of the land to be released, provided that not more than one-half (1/2) of the property fronting on Interstate Highway 85 Frontage Road will be released during the current calendar year; (b) at any time after the current calendar year Mortgagor shall be entitled to obtain a release from the lien of this mortgage of any of the property described herein without restriction as to location or amount of acreage by payment to Mortgagee of the sum of Eighteen Thousand and No/100ths (\$18,000.00) Dollars per acre of the land to be released; (c) upon the request of Mortgagor and payment of the sums called for herein, Mortgagee shall execute such document or documents as may be necessary to partially release the lien of this mortgage on the public records of Greenville County; and (d) the outstanding principal balance on the indebtedness hereby secured shall be reduced to the extent of any payments made under the terms of this paragraph and shall be applied to the principal installment or installments next due under the note.

(8) That the Mortgagor shall hold and enjoy the premises above conveyed until there is a default under this mortgage or in the note secured hereby. It is the true meaning of this instrument that if the Mortgagor shall fully perform all the terms, conditions, and covenants of the mortgage, and of the note secured hereby, that then this mortgage shall be utterly null and void; otherwise to remain in full force and virtue.

(9) That the covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors and assigns, of the parties hereto. Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Mortgagor has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers on this the 21 day of October, 1980.

Signed, sealed and delivered in the presence of:

Hugh Edwards
A. Maura Pratt

LIBERTY LIFE INSURANCE COMPANY (SEAL)

By: Robert C. [Signature]
And Naithya Williams
Asst Secretary

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

PROBATE

Personally appeared before me the undersigned witness who, being duly sworn, says that (s)he saw the within named corporation, by its duly authorized officer(s), sign, seal and as its act and deed deliver the within written mortgage and that (s)he with the other witness subscribed above witnessed the execution thereof.

Hugh Edwards

SWORN to before me this 21st day of October, 1980.

A. Maura Pratt (SEAL)
Notary Public for South Carolina
My commission expires: 6/14/90

RECORDED OCT 21 1980 at 12:23 P.M.

0432

4328 RV-2