



AFFIDAVIT FILED

STATE OF SOUTH CAROLINA FUTURE ADVANCE MORTGAGE OF REAL PROPERTY COUNTY OF GREENVILLE

THIS INDENTURE, made and entered into the 7th day of March, 1980, by and between FCX, INC. a cooperative association organized and existing under the laws of the State of North Carolina, with its principal place of business at Raleigh Wake County, North Carolina (hereinafter referred to as Mortgagor), of the first part, and COLUMBIA BANK FOR COOPERATIVES, a corporation organized and existing under the laws of the United States, with its principal place of business in the City of Columbia, Richland County, South Carolina (hereinafter referred to as Mortgagee), of the second part,

WITNESSETH:

For and in consideration of Three Dollars (\$3.00) cash in hand paid and of other valuable considerations, receipt of which is hereby acknowledged, and in order to secure the payment of an existing principal indebtedness of

FIVE MILLION NINE HUNDRED THOUSAND DOLLARS (\$ 5,900,000.00), evidenced by the following promissory note(s) executed and delivered by Mortgagor to Mortgagee, which note(s) are payable on demand with interest as therein provided, reference thereto being made for a more particular denotation of terms thereof:

<u>Date of Note</u>	<u>Original Principal Amount</u>
November 2, 1979	\$ 3,500,000.00
November 2, 1979	\$ 2,400,000.00

And further, in order to secure the payment of such future advances, whether obligatory or otherwise, as are hereafter made by Mortgagee to Mortgagor within ten (10) years from the date of this Mortgage, but not in excess of

FIFTY MILLION AND NO/100 DOLLARS (\$ 50,000,000.00) principal at any one time outstanding, plus interest thereon, attorney(s) fees and court costs, and to secure the performance and observance of all the covenants and conditions contained herein and in the note(s) evidencing said indebtedness and advances, Mortgagor has granted, bargained, sold, conveyed, mortgaged, assigned, transferred and set over, and by these presents does grant, bargain, sell, convey, mortgage, assign, transfer and set over to Mortgagee forever, all the following described property, together with all improvements, rights, privileges and easements thereunto belonging, situate, lying and being in Greenville County, South Carolina, to-wit:

All that piece, parcel or lot of land in Township, Greenville County, State of South Carolina located on the extreme edge of Donaldson Center, Greenville, South Carolina, and bounded on the north by Donaldson Road, on the east by other lands of Donaldson Center, on the southeast by the center line of the Southern Railroad lead track, on the south by other lands of Donaldson Center, and on the west by U. S. Highway 25, and containing 3.41 acres in accordance with a survey by Campbell and Clarkson, Registered Land Surveyors, dated November 20, 1969, said plat being recorded in Plat Book 4-D at Page 127, R.M.C. Office for Greenville County.

BEGINNING at a concrete monument at the intersection of the eastern right-of-way of U. S. Highway 25 and the southern right-of-way of Donaldson Road, and thence running along the old right-of-way of Donaldson Road N. 69-10 E. 385 feet to an iron pin; thence leaving the old right-of-way of Donaldson Road and along a new line through the lands of Donaldson Center S. 20-50 E. 321.92 feet to the center of the Southern Railroad right-of-way; thence along the Southern Railroad right-of-way S. 38-30 W. 64.98 feet; thence continuing along the center of the Southern Railroad lead track S. 33-22 W. 69 feet to an iron pin; thence leaving the Southern Railroad right-of-way along a new line through the lands of Donaldson Center S. 88-47 W. 389.8 feet to an iron pin on the eastern right-of-way of U. S. Highway 25; thence along the eastern right-of-way of U. S. Highway 25 N. 1-13 W. 280.6 feet to the concrete monument of the beginning corner, and containing 3.41 acres, more or less.

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