

Mortgagee's address: Drawer 99, Mauldin, S. C., 29662.
MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

REC'D
10 S. C.
PH '81

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

1539 304

WHEREAS, DONALD E. LENTZ and RUTH R. LENTZ

(hereinafter referred to as Mortgagor) is well and truly indebted unto Bi-Lo, Inc., a Delaware corporation,

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

One Hundred Twenty-Two Thousand and no/100 Dollars (\$ 122,000.00) due and payable
in full twelve (12) months from date or upon sale of former residence of Mortgagor
located at 212 Blankenbaker Lane, Louisville, Kentucky, whichever first occurs,
with no interest

~~with interest thereon for~~

~~at the rate of~~

~~per cent per annum to be paid~~

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 purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid 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 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, the Mortgagee's successors and assigns:

~~ALL that certain piece, parcel or lot of land with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, to-wit:~~

ALL that piece, parcel or lot of land situate, lying and being
in the County of Greenville, State of South Carolina, being shown on plat
recorded in the R.M.C. Office for Greenville County in Plat Book 4-X, Pages
21-23, as Lot 144, Sturbridge Drive, formerly Peppertree Drive, and having,
according to that survey, and a more recent survey by R. B. Bruce, R.L.S.,
dated December 13, 1978, the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Sturbridge Drive at the
joint front corner of Lots 144 and 145 and running thence S. 42-40 E. 160 feet
to a point at the joint rear corner of said Lots; thence turning and running
S. 42-31 W. 100 feet to a point; thence turning and running S. 50-21 W., 39.1
feet to a point at the joint rear corner of Lots 143 and 144; thence turning
and running with the common line of said Lots, N. 35-25 W., 158.68 feet to a
point on the southern side of Sturbridge Drive, the joint front corner of said
Lots; thence turning and running N. 44-36 E., 44 feet to a point on said Drive;
thence continuing with said Drive, N. 42-11 E., 75 feet to the point of
beginning.

This is the same property conveyed to Mortgagors by deed of Hezekiah
N. Simmons and Ann Marie A. Simmons to be recorded herewith.

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner: it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that is is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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