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OFFICE OF THE CLERK OF COURTS  
GREENVILLE, S.C.  
JUN 10 11 23 AM '81  
CLERK OF COURTS  
HAWLEY

25 Mills Ave.  
Greenville, S.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: MILLS MILL LIMITED PARTNERSHIP, a South Carolina Limited Partnership, now by change of name MILLS CENTRE LIMITED PARTNERSHIP

(hereinafter referred to as Mortgagor)

SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto JAMES B. GOWAN, F. TOWERS RICE and WILLIAM C. HAWLEY (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 THREE HUNDRED FIFTY THOUSAND AND NO/100----- DOLLARS (\$ 350,000.00---), 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 on demand, *Ab/*

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 at the intersection of Church Street and Guess Street in the County of Greenville, State of South Carolina, being more particularly described in Exhibit "A" attached hereto and made a part hereof.

THE WITHIN MORTGAGE IS JUNIOR AND SUBORDINATE TO THE LIEN OF THAT CERTAIN MORTGAGE IN THE PRINCIPAL AMOUNT OF \$130,000.00, IN FAVOR OF FIRST NATIONAL BANK OF SOUTH CAROLINA, DATED DECEMBER 19, 1980, RECORDED IN THE RMC OFFICE FOR GREENVILLE COUNTY, IN MORTGAGE BOOK 1528, AT PAGE 174, AND THE LIEN OF THAT CERTAIN MORTGAGE IN THE PRINCIPAL AMOUNT OF \$300,000.00 IN FAVOR OF FIRST NATIONAL BANK OF SOUTH CAROLINA, DATED JUNE 10, 1981, AND RECORDED IN SAID RMC OFFICE IN MORTGAGE BOOK 1543, AT PAGE 735.

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STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
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