

County of Greenville

THIS MORTGAGE made this 15th day of July, 1981.

by Golden Strip Medical Associates, P.A.

(hereinafter referred to as "Mortgagor") and given to Bankers Trust of South Carolina

(hereinafter referred to as "Mortgagee"), whose address is 116 Main Street, Simpsonville, SC

WITNESSETH:

THAT WHEREAS, Golden Strip Medical Associates, P.A.
 is indebted to Mortgagee in the maximum principal sum of SIXTY THOUSAND and NO/100
Dollars (\$ 60,000.00), which indebtedness is
 evidenced by the Note of Golden Strip Medical Associates, P.A. of even
 date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of
 which is July 15, 1988 after the date hereof, the terms of said Note and any agreement modifying it
 are incorporated herein by reference.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the
 aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications
 thereof upon the same or different terms or at the same or different rate of interest and also to secure in accordance with
 Section 29-3-50, as amended, Code of Laws of South Carolina (1976): (i) all future advances and readvances that may
 subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note, or by other promissory notes, and all
 renewals and extensions thereof; and (ii) all other indebtedness of Mortgagor to Mortgagee, now or hereafter existing, whether
 direct or indirect, the maximum amount of all indebtedness outstanding at any one time secured hereby not to exceed
\$ 60,000.00, plus interest thereon, all charges and expenses of collection incurred by Mortgagee
 including court costs and reasonable attorneys fees, has granted, bargained, sold, released and by these presents does grant,
 bargain, sell and release unto the Mortgagee, its successors and assigns, the following described property:

All that certain lot of land and improvements thereon lying in the
 Town of Simpsonville, County of Greenville, State of South Carolina, on
 the western side of the C. & W.C. Railroad, containing 1-1/4 acres, more
 or less, and having the following metes and bounds, to-wit:

BEGINNING in the center of C. & W.C. Railroad and running thence N. 86-3/4
 W., 675 ft. across main street; thence N. 34-3/4 E., 25 ft. to an iron
 pin; thence N. 51 E., 106 ft. to an iron pin; thence S. 86-3/4 E. 558 ft.
 across main street to the center of said railroad; thence down the center
 of said railroad to the beginning corner.

This is the same property conveyed to the mortgagor by deed dated
 July 3, 1980 from L.R. Richardson, Jr. and William J. Bannen, Jr. and
 recorded October 16, 1981, in the R.M.C. Office for Greenville County,
 South Carolina, in Deed Book 1135 at Page 547.

This conveyance is subject to rights-of-way and easements of record,
 including the right-of-way of the C. & W.C. Railroad and the right-of-
 way of Main Street.

GC10 1515

STATE OF SOUTH CAROLINA
 DOCUMENTARY
 STAMP
 TAX
 24.00

TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident
 or appertaining thereto; all improvements now or hereafter situated thereon; and all fixtures now or hereafter attached thereto
 (all of the same being deemed part of the Property and included in any reference thereto):

4328 RV-2