

12 PM '81
SHERSLEY

304 S Main St
Fountain Inn

STATE OF SOUTH CAROLINA,
County of Greenville

To All Whom These Presents May Concern:

WHEREAS, McBee Plaza Associates, a South Carolina Limited Partnership

hereinafter called the mortgagor(s), is (are) well and truly indebted to
Real Estate Fund Investments Trust hereinafter called the mortgagee(s).

in the full and just sum of (\$24,000.00) twenty-four thousand and no/100 dollars

Dollars, in and by a certain promissory note in writing of even date herewith, due and payable as follows:

as stated in a Note executed simultaneously herewith

with interest from at the rate of per centum per annum until paid;
interest to be computed and paid and if unpaid when due to bear interest at the same
rate as principal until paid, and the mortgagor(s) has (have) further promised and agreed to pay ten per cent
of the whole amount due for attorney's fee, if said note be collected by an attorney or through legal
proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That the said mortgagor(s) in consideration of the said debt and sum of
money aforesaid, and for the better securing the payment thereof, according to the terms of the said note,
and also in consideration of the further sum of Three Dollars, to the mortgagor(s) in hand well and truly
paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged,
have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the
said mortgagee(s) the following described real property:

ALL that piece, parcel or lot of land situate, lying and being on the Northern
side of East McBee Avenue in the City of Greenville; County of Greenville, State
of South Carolina, and shown as the property of McBee Plaza Associates, Limited,
a South Carolina Limited Partnership on a plat prepared by Freeland and Associates,
Inc., dated November 19, 1981, and according to said plat has the following metes
and bounds, to-wit:

BEGINNING at an iron pin on the Northern side of East McBee Avenue at the Western
corner of a 15 foot alley, which point is 586 feet, more or less, from East Washington
Street, and running thence with the Northern side of East McBee Avenue N. 72-04 W.
187.69 feet to an iron pin; thence continuing with said Street N. 72-25 W. 50 feet
to an iron pin; running thence N. 18-43 E. 157.39 feet to an iron pin; running thence
S. 76-29 E. 27.49 feet to an iron pin; running thence S. 84-52 E. 20.63 feet to an
iron pin; running thence S. 73-10 E. 225.22 feet to an iron pin; running thence
S. 30-24 W. 172.15 feet to an iron pin, point of beginning.

This is the identical property conveyed to the Mortgagor herein by Deed of
Real Estate Fund Investment Trust, December 22, 1981.

This mortgage is junior-in-lien to that certain mortgage give this
date to Bankers Trust of South Carolina in the amount of \$350,000.00.

DEC 21 1981 451

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX
DEC 22 1981

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