

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 the following described property located in the County of Greenville, State of South Carolina:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the westerly side of Sugar Creek Lane, near the City of Greenville, South Carolina, being known and designated as Lot 131 on plat entitled "Map No. 4, Section One, Sugar Creek", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 5D, at Page 72, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the westerly side of Sugar Creek Lane, joint front corner of Lot Nos. 130 and 131 and running thence with the common line of said lots N. 57-39-28 W. 183.33-feet to an iron pin, joint front corner of Lot Nos. 130 and 131; thence S. 36-16-35 W. 162.9 feet to an iron pin; thence S. 37-18-12 E. 72.5-feet to an iron pin, joint rear corner of Lot Nos. 131 and 132; thence with the common line of said lots N. 82-55-12 E. 211.30-feet to an iron pin on the westerly side of Sugar Creek Lane, joint front corner of Lot Nos. 131 and 132; thence along the westerly side of Sugar Creek Lane on a curve the chord of which is N. 07-37-52 E. 93.96-feet to an iron pin, the point of beginning. Derivation clause: E. Morris Hawks, et al., recorded in Deed Book 1089 at page 277 on October 5, 1978.

This mortgage is given subject to a mortgage executed by Mortagor in favor of Fidelity Federal Savings and Loan Association, dated October 4, 1978, and recorded in Deed Book 1446, Page 343, R.M.C. Office of Greenville County, South Carolina ("First Mortgage").

Together with all and singular the easements, ways, rights, privileges, members, hereditaments and appurtenances to the same belonging or in any way incident or appertaining, including but not limited to, all and singular the buildings and improvements now and hereafter thereon (including all materials to be used in the

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