

THIS MORTGAGE DEED, Executed <sup>11</sup> 12th day of February A. D., 1982, by Terry A. Crenshaw and Sharon E. Crenshaw

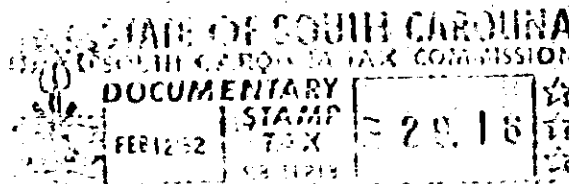
hereinafter called the Mortgagor, which term shall include the heirs, legal representatives, successors and assigns of the said Mortgagor wherever the context so requires or admits, to Gulf Equities, Inc.

hereinafter called the Mortgagee, which term shall include the heirs, legal representatives, successors and assigns of the said Mortgagee wherever the context so requires or admits.

WITNESSETH: That for divers good and valuable considerations, and also in consideration of the aggregate sum named in the promissory note... of even date herewith hereinafter described, the said Mortgagor do hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the said Mortgagee, its heirs, successors and assigns, all the certain piece, parcel or tract of land, of which the said Mortgagors are now seized and possessed and in actual possession, situate in the county of Greenville and State of South Carolina, described as follows:

All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville being known and designated as Lot No. 52 on a plat of Map No. One, Section Two, Sugar Creek, which plat is of record in the RMC Office for Greenville County, in Plat Book 7C at Page 68, and is by reference incorporated herein as a part of this description; being the same property conveyed to the mortgagors herein by deed of James L. Bass and Vivian L. Bass dated February 10, 1982, and recorded herewith in the RMC Office for Greenville County, South Carolina.

Mortgagee's address: 1442 Gulf Life Tower, Jacksonville, Florida 32207



TO HAVE AND TO HOLD the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof and also all the estate, right, title, interest, property, possession, claim and demand whatsoever as well in law as in equity of the said Mortgagors in and to the same and every part and parcel thereof unto the said Mortgagee, and its heirs, successors and assigns, in fee simple.

And said Mortgagors, for themselves, and their heirs, legal representatives, successors and assigns, hereby covenant with said Mortgagee, its heirs, legal representatives, successors and assigns, that said Mortgagors are indefeasibly seized of said land in fee simple; that the said Mortgagors have full power and lawful right to convey the same in fee simple as aforesaid; that it shall be lawful for said Mortgagee, its heirs, legal representatives, successors and assigns, at all times peaceably and quietly to enter upon, hold, occupy and enjoy said land and every part thereof; that said land is free from all incumbrances; that said Mortgagors, their heirs, legal representatives, successors and assigns, will make such further assurances to perfect the fee simple title to said land in said Mortgagee, its heirs, legal representatives, successors and assigns, as may reasonably be required; and that said Mortgagors do hereby fully warrant the title to said land and every part thereof and will defend the same against the lawful claims of all persons whomsoever.

PROVIDED ALWAYS, That if said Mortgagors shall pay unto the said Mortgagee the certain promissory note..., of even date herewith in the original principal amount of \$72,838.24 repayable in 339 consecutive monthly installments commencing April 1, 1982, the terms and provisions of which note are incorporated herein by reference, and

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