

STATE OF SOUTH CAROLINA)
COUNTY OF Greenville)

FILED
GREENVILLE CO. S.C.

MORTGAGE OF REAL PROPERTY

BOOK 1503 PAGE 747

THIS MORTGAGE made this 18 APR 25 12 09 PM '83 day of April, 1983
among Reginald M. and Glennis N. Christopher (hereinafter referred to as Mortgagor) and
Allstate Enterprises, Inc. a Delaware Corporation (hereinafter referred to as Mortgagee):
401 McCullough Drive, Charlotte, NC 28213

WITNESSETH THAT, WHEREAS, Mortgagor is indebted to Mortgagee for money loaned for which
Mortgagor has executed and delivered to Mortgagee a Note of even date herewith in the principal sum of
Twenty Three Thousand Two Hundred (\$ 23215.39), the final payment of which
is due on April 25 Fifteen 839/100 1994, together with interest thereon as
provided in said Note, the complete provisions whereof are incorporated herein by reference;

AND WHEREAS, to induce the making of said loan, Mortgagor has agreed to secure said debt and interest
thereon (together with any future advances) and to secure the performance of the undertakings prescribed in the
Note and this Mortgage by the conveyance of the premises hereinafter described:

NOW, THEREFORE, in consideration of the aforesaid loan and the sum of Three Dollars (\$3.00) cash in
hand paid to Mortgagor, the receipt of which is hereby acknowledged, Mortgagor hereby grants, sells, conveys,
assigns and releases to Mortgagee, its successors and assigns, the following described premises located in
Greenville County, South Carolina:

All that piece, parcel or lot of land in Greenville County, South Carolina, being
known and designated as Lot No. 163, Section III, of Westcliffe Subdivision, as
shown on a plat thereof prepared by Piedmont Engineers & Architects, December 11,
1963, revised on September 24, 1965, and recorded in the RMC Office for Greenville
County in Plat Book JJJat Pages 72, 73, 74 & 75, and having according to said plat
the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Westcliffe Way at the joint
front corner of lots 163 and 164; thence running S. 2-24 W. 290 feet to an iron
pin; thence continuing S. 2-22 E. 123.3 feet to an iron pin on a creek; thence
with the creek as the line N. 71-57 W. 41.2 feet to an iron pin; thence continu-
ing with the creek N. 79-38 W. 113 feet to an iron pin; thence continuing with
the creek N. 61-10 W. 129.6 feet to an iron pin; thence continuing with the creek
N. 7-51 W. 14.3 feet to an iron pin; thence continuing with the creek N. 71-40
W. 44.2 feet to an iron pin; thence continuing with the creek N. 36-11 W. 54.8
feet to an iron pin; thence continuing with the creek N. 44-38 W. 74.1 feet to an
iron pin on another creek; thence N. 12-58 E. 72.1 feet to an iron pin; thence N.
11-15 E. 71.7 feet to an iron pin; thence N. 32-35 E. 159 feet to an iron pin on
the southern side of Westcliffe Way; thence with the southern side of Westcliffe
Way S. 64-42 E. 142.8 feet to an iron pin; thence continuing with Westcliffe Way
S. 74-59 E. 81.9 feet to an iron pin; thence continuing with said Westcliffe Way
N. 89-58 E. 75.2 feet to an iron pin, the point of beginning.

This is the same property conveyed to the grantors by deed recorded in Deed
Book 1034, Page 603, in the RMC Office for Greenville County, recorded 4-13-76
from Terry N. Mills and Sabina M. Mills.
This being same property also known as 525 Westcliffe Way, Greenville County,
Greenville, South Carolina.

Together with all and singular the rights, members, hereditaments and appurtenances to said premises
belonging or in anywise incident or appertaining. Including but not limited to all buildings, improvements,
fixtures, or appurtenances now or hereafter erected thereon, including all apparatus, equipment, fixtures, or
articles, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light,
power, refrigeration, ventilation or other services, and also together with any screens, window shades, storm
doors and windows, screen doors, awnings, stoves and water heaters (all of which are declared to be a part of
said real estate whether physically attached thereto or not).

TO HAVE AND TO HOLD the same with all privileges and appurtenances thereunto belonging to Mortgagee,
its successors and assigns, forever, for the purposes hereinafter set out and Mortgagor covenants with Mortgagee,
its successors and assigns, that Mortgagor is seized of, and has the right to convey, the premises in fee simple;
that the premises are free and clear of all encumbrances except for a prior Mortgage, if any; and that Mortgagor
will warrant and defend title to the premises against the lawful claims of all persons whomsoever.

MORTGAGOR COVENANTS with Mortgagee, its heirs, successors and assigns as follows:

1. NOTE PAYMENTS. Mortgagor shall make timely payments of principal and interest on the above
mentioned Note in the amounts, in the manner and at the place set forth therein. This Mortgage secures payment
of said Note according to its terms, which are incorporated herein by reference.

2. TAXES. Mortgagor shall pay all taxes, charges and assessments which may become a lien upon the
premises hereby conveyed before any penalty or interest accrues thereon and shall promptly deliver to
Mortgagee (at its request) official receipts evidencing payment thereof. In the event of the passage after the date
of this Mortgage of any law imposing a federal, state or local tax upon Mortgage or debts secured thereby, the
whole principal sum (together with interest) secured by this Mortgage shall, at the option of Mortgagee, its
successors and assigns, without notice become immediately due and payable.

RETURN THIS COPY

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