

GREENVILLE CO S.C.

VOL 1642 PAGE 176

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } M.C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Byrd L. Hammett

(hereinafter referred to as Mortgagor) SEND (S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto N. Barton Tuck, Jr.; as Nominee for the Trustees of U. S. Shelter, a Massachusetts Business Trust (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Fifty-three Thousand, Six Hundred Seventy-five and no/100 DOLLARS (\$ 53,675.00) with interest thereon from date at the rate of n/a per centum per annum, said principal and interest to be repaid as follows:
to be paid in full on January 30, 1984.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

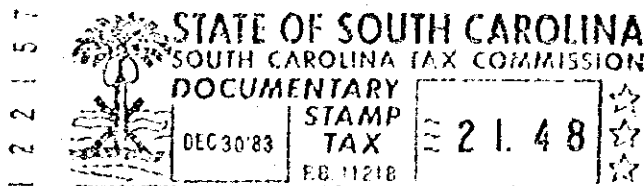
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon:

All that certain piece, parcel or unit, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit No. 2 of Riverbend Horizontal Property Regime, the Master Deed for which is recorded in the RMC Office for Greenville County in Deed Book 1174 at pages 91 through 165, inclusive, amended by instrument recorded September 23, 1982 in Book 1174 at page 390 and by instrument recorded June 2, 1983 in Deed Book 1189 at page 489.

Being the same property conveyed to mortgagor herein by deed of N. Barton Tuck, Jr., as Nominee for the Trustees of U. S. Shelter, a Massachusetts Business Trust dated December 30, 1983 and recorded simultaneously herewith in Deed Book 1203 at page 545, office of the RMC for Greenville County, South Carolina.

This mortgage is subject to the mortgage of the Seamen's Bank for Savings originally recorded on June 2, 1972 and subsequently amended by various recorded instruments. U. S. Shelter is obligated to make all payments due on said mortgage and mortgagor shall have no obligation with respect thereto.

Mortgagee address: P. O. Box 6725, Sta. B
Greenville, S. C. 29607



SC70 --- 1 DE30 83 735

4.0001

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

210

7328-112