

RECORDED
MAY 26 1984
R.M.C.

Mortgage Of Real Estate

State of South Carolina }
County of GREENVILLE }

This Mortgage is made this 16th day of May, 19 84, between the Mortgagor, John J. Davis resident of South Carolina (herein "Borrower"), and the Mortgagee, The South Carolina National Bank, a national banking association organized and existing under the laws of the United States of America whose address is P. O. Box 1907 Anderson, South Carolina 29622 (herein "Lender").

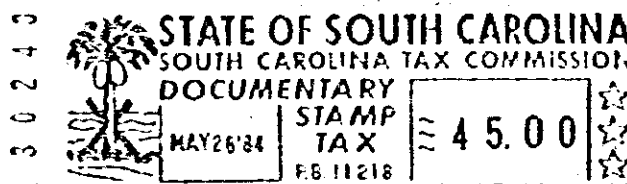
Borrower is indebted to Lender in the principal sum of One Hundred Twelve Thousand Five Hundred and No/100 (\$112,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated May, 1984 (herein "Note"), providing for repayment of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 9, 1984.

To secure to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, together with all extensions, renewals or modifications thereof, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 17 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's 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 lying in the State of South Carolina, County of Greenville, shown as Lot 95 on plat of Devenger Place, Section 2, recorded in Plat Book 5-D at Page 8, and having such courses and distances as will appear by reference to said plat.

This being the same property conveyed to the Mortgagee herein by deed of Regina A. Davis, dated July 21, 1977 and recorded in the RMC Office for Greenville County on July 27, 1977 in Deed Book 1061 at Page 296.

This mortgage is junior in priority to that certain mortgage given to North Carolina National Bank in the principal amount of \$40,000.00, recorded in the RMC Office for Greenville County in Mortgage Book 1345 at Page 534 on August 6, 1975.



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which has the address of Route 4, Paddock Lane Greenville
(Street) (City)
South Carolina 29651 (herein "Property Address");
(State and Zip Code)

To have and to hold unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage, and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

* guaranty of the Note of Big Water Enterprises, Ltd.

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