

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C. MORTGAGE
OF
DEC 12 11 38 AM '84 REAL PROPERTY
DONNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE, executed the 21st day of November 1984 by
GEORGE W. BOOZER, III and PRISCILLA B. BOOZER (hereinafter referred to as "Mortgagor")
to First National Bank of South Carolina (hereinafter referred to as "Mortgagee") whose address is
P. O. Box 2568, Greenville, S. C. 29602

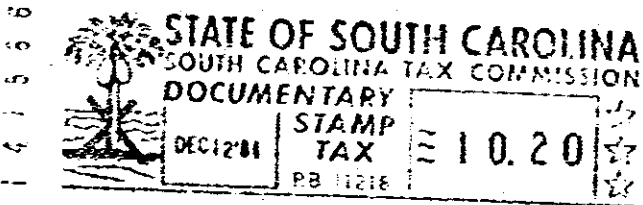
WITNESSETH:

IN CONSIDERATION of the sum of Three Dollars (\$3.00) paid to Mortgagor by Mortgagee and in order
to secure the payment of a promissory note including any renewal, extension or modification thereof
(hereinafter referred to as the "Note"), dated November 21, 1984 to Mortgagee for the principal
amount of THIRTY-FOUR THOUSAND AND NO/100 (\$34,000.00) Dollars, plus interest thereon
and costs of collection, including attorneys' fees, and to further secure all future advances or re-advances
that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note or any renewal,
extension or modification thereof or evidenced by any instrument given in substitution for said Note,
Mortgagor has granted, bargained, sold and released to Mortgagee and the successors and assigns of
Mortgagee, and by this Mortgage does grant, bargain, sell, and release to Mortgagee and the successors and
assigns of Mortgagee, all the following real property (hereinafter referred to as the "Property"):

ALL that piece, parcel or lot of land situate, lying and being on the southeastern
side of Sugar Creek Road, near the City of Greenville, County of Greenville, State
of South Carolina, being known and designated as Lot No. 375 as shown on a plat
entitled "Map No. 6, Sugar Creek", recorded in the RMC Office for Greenville County,
South Carolina, in Plat Book 6-H, Page 63, and having, according to said plat, the
following metes and bounds, to wit:

BEGINNING at an iron pin on the southeastern side of Sugar Creek Road at the joint
front corner of Lots Nos. 375 and 376 and running thence with Sugar Creek Road,
N 54-45 E 46 feet to an iron pin; thence continuing with Sugar Creek Road, N 52-38 E
53.39 feet to an iron pin at the joint front corner of Lots Nos. 374 and 375; thence
with the common line of said lots, S 37-22 E 150 feet to an iron pin at the joint
rear corner of Lots Nos. 374 and 375; thence S 53-54 W 95.69 feet to an iron pin at
the joint rear corner of Lots Nos. 375 and 376; thence with the common line of said
lots, N 33-07 W 150 feet to the point of beginning.

This is the identical property conveyed to the mortgagors herein by deed of Robert J.
Senn and Gloria L. Senn recorded in the RMC Office for Greenville County on December
20, 1979 in Deed Book 1117, Page 690.



TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in
any way incident or appertaining thereto; all improvements now or hereafter situated thereon; and all
fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in
any reference thereto):

TO HAVE AND TO HOLD all and singular the Property unto Mortgagee and the heirs, successors or
assigns of Mortgagee forever.

MORTGAGOR covenants that Mortgagor is lawfully seized of the Property in fee simple absolute, that
Mortgagor has good right and is lawfully authorized to sell, convey or encumber the same, and that the
Property is free and clear of all encumbrances except as expressly provided herein. Mortgagor further
covenants to warrant and forever defend all and singular the Property unto Mortgagee and the heirs,
successors or assigns of Mortgagee from and against Mortgagor and all persons whomsoever lawfully
claiming the same or any part thereof.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of Mortgagor and Mortgagee,
that if Mortgagor pays or causes to be paid to Mortgagee the debt secured hereby, the estate hereby granted