

FILED MORTGAGE  
GREENVILLE CO. S.C.

DEC 19 11 05 AM '84

THIS MORTGAGE was made on the 29th day of November, 1984, between the Mortgagor, NATIONAL REALTY SALES CORPORATION, a corporation organized and existing under the laws of North Carolina (herein "Borrower"), and the Mortgagee, BRANCH BANKING AND TRUST COMPANY, a corporation organized and existing under the laws of North Carolina, whose address is P. O. Box 34097, Charlotte, North Carolina 28234 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Two Hundred Eighty Thousand Dollars (\$280,000.00), which indebtedness is evidenced by Borrower's note dated November 29, 1984 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 1990;

To Secure to Lender (a) the repayment of the indebtedness evidenced by the note, with interest thereon, 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 21 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 located in the County of Greenville, State of South Carolina, and being shown as a 2.3 acre tract of land, lying on the southern side of White Horse Road and having, according to a plat entitled "Property of National Realty Sales Corporation" by Webb surveying and Mapping Co. dated December 28, 1983, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southern side of White Horse Road a corner of property now or formerly of Duke Power Co. and running thence S. 30-01 W. 610.74 feet to an iron pin on the northern side of the Southern Railroad, Donaldson Center Spur; thence with the northern edge of the Southern Railroad, Donaldson Center Spur N. 77-34 W. 109 feet to an iron pin in property now or formerly of John K. Earle; thence with the line of property now or formerly of John K. Earle N. 19-08 E. 611.33 feet to an iron pin on the southern side of White Horse Road; thence with the southern side of White Horse Road the following courses and distances: S. 72-39 E. 86.5 feet; S. 70-30 E. 123.1 feet; S. 67-45 E. 14 feet to an iron pin, the point of BEGINNING.

Being the same property conveyed to the Mortgagor herein by deed of John K. Earle, Jr., said deed being recorded in deed book 1204 at page 938.

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."

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STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY TAX STAMP  
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