

GREENVILLE CO. S. C.

JAN 27 4 50 PM '75

DONNIE S. TANKERSLEY
R.H.C.

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South Carolina, GREENVILLE County.

In consideration of advances made and which may be made by Blue Ridge
Production Credit Association, Lender, to Roland Lupu and Joyce S. Lupu Borrower,
(whether one or more), aggregating THIRTY NINE THOUSAND AND NO/100 Dollars
(\$ 39,000.00), (evidenced by note dated November 20, 1974), (including hereby expressly made a part hereof) and to secure, in
accordance with Section 45-55, Code of Laws of South Carolina, 1962, (1) all existing indebtedness of Borrower to Lender
(including but not limited to the above described advances), evidenced by promissory notes, and all renewals and extensions thereof,
(2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals
and extensions thereof, and (3) all other indebtedness of Borrower to Lender, now due or to become due or hereafter contracted, the
maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any one time not
to exceed FIFTY THOUSAND Dollars (\$ 50,000.00), plus interest thereon, attorneys'
fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than ten
(10%) per centum of the total amount due thereon and charges as provided in said note(s) and herein. Undersigned has granted,
bargained, sold, conveyed and mortgaged, and by these presents does hereby, grant, bargain, sell, convey and mortgage, in fee simple
unto Lender, its successors and assigns:

All that tract of land located in _____ Township,
County, South Carolina, containing 53.75 acres, more or less, known as the _____ Place, and bounded as follows:

ALL that certain tract of land lying in the State of South Carolina, County of Greenville,
on the Fork Shoals Road, shown as 53.75 acres on a plat of property of T.M. and Joe A.
Garrett by Dalton & Neeves, Engineers, dated December 1938, having according to said
plat the following metes and bounds, to-wit:

BEGINNING at a point in the center of the Fork Shoals Road at the corner of a 31.25
acre tract and running thence with said tract S. 16-35 E. 2,163.4 feet to an iron pin
on the line of property now or formerly of Charles King; thence S. 65-15 E. 528.6 ft.
to an iron pin; thence N. 12-40 E. 1,314 feet to an iron pin; thence N. 20-30 W. 372.5
feet to an iron pin; thence N. 71-30 E. 158.4 ft. to an iron pin; thence N. 25-30 W.
1,325 ft. to an iron pin on the Southern side of Fork Shoals Road; thence N. 11-20 W.
25 ft. to a point in the center of said road; thence with the said road S. 46-30 W.
355 ft. to a point; thence still with said road S. 57-50 W. 688 ft. to the point of
beginning.

This is the same property conveyed to James W. Mahon and Wilbur Mahon by deed recorded
in RMC Office for Greenville County in Deed Book 663, page 479. And the identical
property conveyed by James W. Mahon and Wilbur Mahon to Roland J. Lupu and Joyce S.
Lupu by deed recorded in RMC Office for Greenville County in Deed Book 805, page 235.

GREENVILLE CO. S. C.
JUN 16 3 47 PM '76
DONNIE S. TANKERSLEY
R.H.C.
SATISFIED AND CANCELLED THIS
14th DAY OF June 1976
BLUE RIDGE PRODUCTION CREDIT ASSN.
WITNESS Louise Trammell
32809

A default under this instrument or under any other instrument heretofore or hereafter executed by Borrower to Lender shall
Borrower owes no indebtedness to Lender, (2) Borrower has no liability to Lender, and (3) Lender has not agreed to make any
further advance or advances to Borrower.

This agreement shall inure to the benefit of Lender, its successors and assigns, and any successor, or assign of Lender may
make advances hereunder, and all such advances and all other indebtedness of Borrower to such successor or assign shall be secured
hereby. The word "Lender" shall be construed to include the Lender herein, its successors and assigns.

EXECUTED, SEALED, AND DELIVERED, this the 27th day of January, 1975

Signed, Sealed and Delivered
in the presence of:
Robert W. Blackwell
(Robert W. Blackwell)
Louise Trammell
(Louise Trammell)
Roland Lupu (L.S.)
Joyce S. Lupu (L.S.)
S. C. R. E. Mts. - Rev. 8-1-63 Form PCA 402

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