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MORTGAGE OF REAL ESTATE -

BOOK 1020 PAGE 803

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE, S.C.
AUG 12 1 33 PM '83
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Richard S. Copeland

(hereinafter referred to as Mortgagor) is well and truly indebted unto Greenville Local Development Corporation

(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 Thirty Thousand and No/100 Dollars---------- Dollars ($ 30,000.00) to be paid as and payable in 59 consecutive monthly installments of $667.33 each, beginning 30 days from date of promissory note, and the subsequent monthly installments are due the same day of the month corresponding with the date of the promissory note, with a final payment of $660.73.

Carter Drive, thence with the northern side of the second street also called Sumar Drive, S 77-48 W 164.4 feet to an iron pin; thence N 0-22 E 265.5 feet to an iron pin; thence due East 160 feet to the point of beginning.

THIS property is known and designated as Block Book No. 201-1-18.6.

BEING the sameproperty conveyed to Richard S. Copeland by deed of Annie Walker Wilson, recorded in Deed Book 996 page 353, on April 1, 1974.

THIS mortgage is junior and subordinate to three mortgages executed as follows: (1) from Richard S. Copeland to Small Business Administration recorded in REM Book 1316 page 39 on July 9, 1974. (2) from Richard S. Copeland to Prestige Funding Corporation recorded in REM Book 1532 page 586 on October 6, 1982. This mortgage has been subordinated to that mortgage held by Perry S. Luthi Trust. (3) from Richard S. Copeland to Perry S. Luthi Trust recorded in REM Book 1610 page 669 on ~~June 8, 1983~~.

Forr SATISFIED AND PAID IN FULL THIS 6th DAY OF March, 1984

28038

WITNESS:

Patricia Becker

Bert H Hughes

BY: [signature] V. Pres.
For Greenville Local Development Corporation

MAR 13 1984

$12.00

Donnie S. Tankersley
R.M.C.

Together with all and singular rights, members, hereditaments and appurtenances to the same belonging in any way incident or appertaining, and all the rents, issues and profits which may arise or be had therefrom, and including all heating, plumbing and lighting 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

GREENVILLE OFFICE SUPPLY CO. INC.