MORTGAGE

300: 1601 rest532

DONNIE STATES OF AMERICA whose address is 101 EAST WASHINGTON

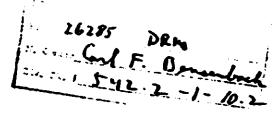
STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

ALL that lot of land situate on the southeastern side of Green View Court in the County of Greenville, State of South Carolina, being shown as Lot No. 106 on a plat of Holly Tree Plantation, Phase II, Section III, dated August 17, 1977, prepared by Piedmont Engineers, recorded in Plat Book 6-H at page 10 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Green View Court at the joint front corner of Lot 105 and Lot 106 and running thence with Lot 105 S. 4-00 W. 145.7 feet to an iron pin at the joint rear corner of Lots 103, 105 and 106; thence with Lots 103 and 102 S. 49-00 E. 80 feet to an iron pin at the joint rear corner of Lots 101, 102 and 106; thence with Lot 101 N. 80-00 E. 160 feet to an iron pin at the joint rear corner of Lot 101 and Lot 106; thence N. 12-53 W. 90 feet to an iron pin at the joint rear corner of Lot 106 and Lot 107; thence with Lot 107 N. 52-21 W. 180.30 feet to an iron pin on Green View Court; thence with said court S. 43-40 W. 30 feet to an iron pin; thence still with said court S. 75-51 W. 25 feet to the point of beginning.

This is the same lot of land conveyed unto Carl F. Besenbach and Elizabeth M. Besenbach by Deed of Franklin Enterprises, Inc., dated May 31, 1978 and recorded June 9, 1978 in the RMC Office for Greenville County, South Carolina in Deed Book 1080, at Page 805.

STATE OF SOUTH CO.



which has the address of . Green View Ct. . . Greenville, South Carolina (Cont

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 casements, 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 oil the foregoing, together with said property for the leasthold extant if this Mortgage is on a leasthold are herein referred to as the "Property".

Horrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage. Igrant and convey the Property, that the Property is unencombered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands subject to any declarations, casements or restrictions lived in a schedule of exceptions to coverage in any title more one policy insisting Londer's interest in the Property.

SOUTH CAROLINA THE FRAME & STATE PREMIC BARROW INSTRUMENT