

MORTGAGE OF REAL ESTATE

Mortgagee Address:
c/o John G. Cheros, Attorney
1300 E. Washington Street
Greenville, SC 29607

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE BOOK 1531 PAGE 242
TO ALL WHOM THESE PRESENTS MAY CONCERN BOOK 79 1513

FILED
CO. S. C.
33 PM '83
DONNIE S. THOMPSON
R.H.C.

WHEREAS, FURMAN COOPER BUILDERS, INC.

Hereinafter referred to as Mortgagee) is well and truly indebted unto THE VISTA CO., INC. and DEE A. SMITH COMPANY, INC.

Hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of EIGHT THOUSAND TWO HUNDRED FIFTY AND NO/100 Dollars (\$ 8,250.00) due and payable upon the obtaining of Second construction draw or February 15, 1983, whichever first occurs to be recorded of even date herewith.

WITNESS:
Paul Spring
Dee Emma

PAID AND SATISFIED IN FULL this 2 day of March, 1983.

WITNESS:
Dee Emma

THE VISTA CO., INC.
By: *Dee A. Smith*
PRESIDENT & SECRETARY
DEE A. SMITH COMPANY, INC.
By: *Dee A. Smith*
PRESIDENT

030012

RECEIVED
DEPARTMENT OF RECORDS & ADMINISTRATION
GREENVILLE, SOUTH CAROLINA
MAY 8 1983

FILED 8833 PM
GREENVILLE CO. S.C.
MAY 8 4 19 PM '83
DONNIE S. THOMPSON
R.H.C.

~~Witness
Dee Emma
Paul Spring
Dee A. Smith
V.R. West...~~

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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 fixed 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 Mortgagee covenants that it is lawfully seized of the premises heretofore described in fee simple absolute, that it has good title and is lawfully authorized to sell, convey or encumber the same, and that the premises are free from all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and save defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons whatsoever lawfully claiming the same or any part thereof.