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Mortgagee's Mailing Address: 301 College Street, Greenville, S.C. 29601 and Loan Association of Greenville, S.C. 29601

FILED
GREENVILLE CO S.C.
APR 1 11 30 AM '83
DONNIE S. TANNERSLEY
R.H.C.

Donnie S. Tannersley
R.H.C.

RECORDED AND INDEXED
APR 23 1984
Savings and Loan Association of S.C.

MORTGAGE

Ann Jackson
Court Clerk Section No. 1
April 23 1984

THIS MORTGAGE is made this 31st 33518 day of March 1983, between the Mortgagor, College Properties, Inc. (herein "Borrower"), and the Mortgagee, First Federal

Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Two Hundred Thousand and No/100 00 Dollars, which indebtedness is evidenced by Borrower's note dated March 31, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 30, 1984

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 tract of land situate, lying and being in the State of South Carolina, County of Greenville, containing 71.14 acres as is more fully shown on a survey entitled "Property Survey for the Estate of E. K. Hart" prepared by Arbor Engineering, Inc. March 8, 1982, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Batesville Road at the corner of property of Mildred J. Tuck, and running thence with the line of said property N. 88-06 E. 325.87 feet to an iron pin: running thence with the lines of property

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