

MORTGAGE OF REAL ESTATE BY A CORPORATION

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P. O. Box 608, Greenville, S. GREENVILLE, CO. S. C.

State of South Carolina

COUNTY OF GREENVILLE

FILED
MAY 23 4 29 PM '77
DONNIE S. TANKERSLEY
R.H.C.

To All Whom These Presents May Concern: CST COMPANY

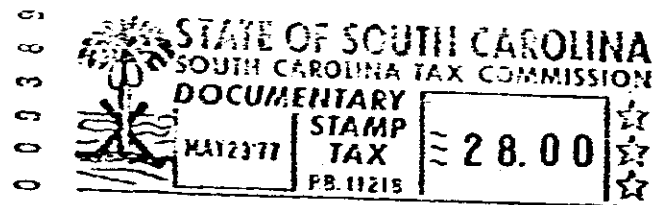
(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, CST COMPANY, a Limited Partnership organized and existing under the Uniform Limited Partnership Act of South Carolina, with BRITT-CLARY COMPANY, INC., a South Carolina corporation, as its General Partner,

~~a corporation chartered under the laws of the State of~~, is well and truly indebted

to the mortgagee in the full and just sum of Seventy Thousand and No/100 (\$70,000.00)

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable monthly



with interest from , at the rate of 1 1/2% above the bank prime rate
until paid; interest to be computed and paid monthly

until paid in full; all interest not paid when due to bear interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity, should be placed in the hands of an attorney for suit or collection, or if before its maturity it should be deemed by the holder thereof necessary for the protection of its interests to place and the holder should place the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses, including ten per cent of the indebtedness as attorney's fee, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That the said mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee, according to the terms of said note, and also in consideration of the further sum of Three Dollars to the said mortgagor in hand well and truly paid by the mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said

BANKERS TRUST OF SOUTH CAROLINA, N.A., its successors and assigns forever:

All that certain piece, parcel or lot of land, situate, lying and being at Mauldin, County of Greenville, State of South Carolina, on the northeasterly line of Old Mill Road, and being designated as Lot No. 3, as recorded in the RMC Office for Greenville County, S. C., in Plat Book TTT, page 179 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING on the northeasterly line of Old Mill Road at a point 770 feet northwesterly measured along the northeasterly side of said Road from its intersection with the westerly line of Devenger Road and running thence N 59-36 W along said line of Old Mill Road 625.1 feet; thence N 31-22 E 257.5 feet to the southwesterly boundary line of the Seaboard Coastline Railroad Company 100 foot lead track right of way; thence S 59-29 E along said boundary line 618.9 feet; thence S 30-00 W 255.7 feet to the point of beginning, containing 3.65 acres, more or less.

This is the identical property conveyed to the mortgagor herein by Britt-Clary Company, Inc. by deed recorded in the RMC Office for Greenville County, S. C., in Deed Book 976, page 410 on June 8, 1973.

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