

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GR: FILED
OCT 23 3 23 PM '81
RANKERSLEY
R.M.C.

**MORTGAGE
OF
REAL PROPERTY**

THIS MORTGAGE, executed the ...6..... day of ...October....., 1981....., by ..Check-Out Systems, Inc..... (hereinafter referred to as "Mortgagor") to First National Bank of South Carolina (hereinafter referred to as "Mortgagee") whose address is P..O., Box 225, Columbia, South Carolina 29202.....

WITNESSETH:

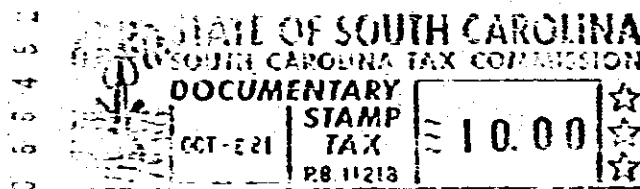
IN CONSIDERATION of the sum of Three Dollars (\$3.00) paid to Mortgagor by Mortgagee and in order to secure the payment of a promissory note including any renewal, extension or modification thereof (hereinafter referred to as the "Note"), dated .October 6, 1981....., to Mortgagee for the principal amount of Twenty Five Thousand & 00/100 (\$25,000.00)..... Dollars, plus interest thereon and costs of collection, including attorneys' fees, and to further secure all future advances or re-advances that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note or any renewal, extension or modification thereof or evidenced by any instrument given in substitution for said Note, Mortgagor has granted, bargained, sold and released to Mortgagee and the successors and assigns of Mortgagee, and by this Mortgage does grant, bargain, sell, and release to Mortgagee and the successors and assigns of Mortgagee, all the following real property (hereinafter referred to as the "Property"):

ALL that certain piece, parcel or lot of land, with buildings and improvements thereon, lying and being on the northwesterly side of Wade Hampton Boulevard (S.C. Highway No. 29) containing .39 acres and having according to the plat entitled "Property of Check Out Systems, Inc." dated September 24, 1981, prepared by Freeland & Associates and recorded in the R.M.C. Office for Greenville County in Plat Book 8-7 at Page 80 the following metes and bounds, to-wit:

BEGINNING at a nail and cap on the northwesterly side of right of way of Wade Hampton Boulevard (S.C. Highway No. 29) said point being 732.4 feet more or less in a north-easterly direction from Wellington Avenue and running thence N. 37-26 W. 230.67 feet to an iron pin; thence N. 52-43 E. 74.56 feet to an iron pin; thence S. 37-31 E. 230.40 feet to an iron pin on the northwesterly side of Wade Hampton Boulevard (S.C. Highway No. 29); thence with the northwesterly side of Wade Hampton Boulevard (S. C. Highway No. 29) S. 52-30 W. 74.88 feet to an iron pin, the point of beginning.

This is the same property conveyed to Mortgagors herein by Deed of Harrison Paint Corp. dated April 6, 1981 and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 1146 at Page 583.

This Mortgage is subordinate to and junior in lien to that certain Note and Mortgage given by the Mortgagors herein to Harrison Paint Corp. in the principal amount of \$69,000.00 dated April 9, 1981 and recorded in the R.M.C. Office for Greenville County, South Carolina in Mortgage Book 1538 at Page 773.



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TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident or appertaining thereto; all improvements now or hereafter situated thereon; and all fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in any reference thereto):

TO HAVE AND TO HOLD all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee forever.

MORTGAGOR covenants that Mortgagor is lawfully seized of the Property in fee simple absolute, that Mortgagor has good right and is lawfully authorized to sell, convey or encumber the same, and that the Property is free and clear of all encumbrances except as expressly provided herein. Mortgagor further covenants to warrant and forever defend all and singular the Property unto Mortgagee and the heirs, successors or assigns of Mortgagee from and against Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of Mortgagor and Mortgagee, that if Mortgagor pays or causes to be paid to Mortgagee the debt secured hereby, the estate hereby granted

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