

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS Francis Realty, Inc.

is well and truly indebted to

The Southern Bank and Trust Company, Greenville, South Carolina

in the full and just sum of Seventy-five Hundred and No/100 (\$7,500.00) Dollars, in and by its certain promissory note in writing of even date herewith, due and payable

at the date of due and payable one year from date.

from date at the rate of six per centum per annum with interest until paid; interest to be computed and paid quarterly and if unpaid when due to bear interest at same rate as principal until paid, and it has further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW-ALL MEN, That the said Francis Realty, Inc.

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to it in hand well and truly paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Southern Bank and Trust Company, Greenville, South Carolina

All that certain piece or lot of land in Township Greenville County State of South Carolina.

All that certain piece, parcel or lot of land situate, lying and being on the southeastern side of Wade Hampton Boulevard (U.S. Highway No. 29) in the City of Greenville, County of Greenville, State of South Carolina and having according to a plat prepared by Dalton & Neves, dated November 1961, entitled "Property of Francis Realty, Inc." the following metes and bounds:

Beginning at an iron pin on the southeastern side of Wade Hampton Boulevard (U.S. Highway No. 29) which iron pin is located 170 feet, more or less, in a southwesterly direction from the southwestern corner of the intersection of Wade Hampton Boulevard (U.S. Highway No. 29) and DuPont Drive at the joint corner of the property conveyed herein and property now or formerly of Central Realty Corporation and running thence S. 41-50 E. 275.4 feet to an iron pin on the northwestern side of Mt. Eustis Street; thence with the northwestern side of Mt. Eustis Street S. 44-48 W. 65 feet to an iron pin on the northeastern side of Gay Street; thence with the northeastern side of Gay Street N. 41-50 W. 176 feet to an iron pin at the northwestern terminus of Gay Street; thence S. 45-09 W. 85.7 feet to an iron pin; thence N. 41-08 W. 99.7 feet to an iron pin on the southeastern side of Wade Hampton Boulevard (U.S. Highway No. 29); thence with the southeastern side of Wade Hampton Boulevard (U.S. Highway