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GREENVILLE CO. S. C.
STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

Mortgage of Real Estate Book 1308 PAGE 841

To All Whom These Presents May Concern:

Construction Equipment Co., a partnership, herein called mortgagor,
SENDS GREETING:

Whereas, Construction Equipment Co. is well and truly
indebted to The South Carolina National Bank in and by a certain
promissory note dated March 29, 1974.

NOW, KNOW ALL MEN, that said mortgagor, Construction Equipment Co.,
in consideration of said debt and for better securing the payment
thereof to the said The South Carolina National Bank according to
the terms thereof and also in the further consideration of the sum of
Three (\$3.00) Dollars to it in hand paid at and before the signing
of these presents, the receipt whereof is acknowledged, has granted,
bargained, sold and released, and by these presents does grant,
bargain, sell and release unto The South Carolina National Bank:

All those pieces, parcel or lots of land described on Exhibit A
attached hereto and made a part hereof.

TOGETHER with all and singular the Rights, Members,
Hereditaments and appurtenances to the said Premises belonging, or
in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises
unto the said mortgagee, its heirs, successors and assigns forever.
And the said mortgagor does hereby bind itself, its successors and
assigns, to warrant and forever defend all and singular the said
premises unto the said mortgagee, the mortgagee's heirs, successors
and assigns, for and against itself, its successors and assigns,
and every person whosoever claiming or to claim the same or any
part thereof.

Mortgagor agrees that immediately upon default under
the loan agreement, as defined therein, or if default be made in
the full and prompt performance of any covenant or agreement
contained herein and such default continues for thirty (30) calendar
days after such default, then on the happening of any one or more of
these events, this conveyance shall become absolute and the whole
indebtedness and obligations secured hereby shall immediately
become due and payable, at the option of the mortgagee, without
notice or demand, and this mortgage may thereupon be foreclosed.



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