

10 DAY OF July 1968
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:00 O'CLOCK P. M. NO. 1282

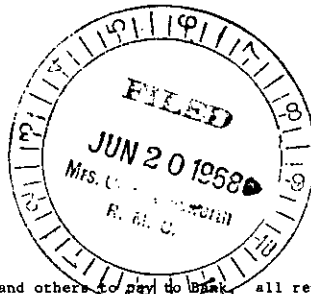
2:50
JUN 20 1968
32749 REAL PROPERTY AGREEMENT

BOOK 846 PAGE 624

In consideration of such loans and indebtedness as shall be made by or become due to THE CITIZENS AND SOUTHERN NATIONAL BANK OF SOUTH CAROLINA (hereinafter referred to as "Bank") to or from the undersigned, jointly or severally, and until all of such loans and indebtedness have been paid in full, or until twenty-one years following the death of the last survivor of the undersigned, whichever first occurs, the undersigned, jointly and severally, promise and agree

1. To pay, prior to becoming delinquent, all taxes, assessments, dues and charges of every kind imposed or levied upon the real property described below; and
2. Without the prior written consent of Bank, to refrain from creating or permitting any lien or other encumbrance (other than those presently existing) to exist on, and from transferring, selling, assigning or in any manner disposing of, the real property described below, or any interest therein; and
3. Hereby assign, transfer and set over to Bank, its successors and assigns, all monies now due and hereafter becoming due to the undersigned, as rental, or otherwise, and howsoever for or on account of that certain real property situated in the County of Greenville, State of South Carolina, described as follows:

All that certain parcel or lot of land situated on the west side of Ashmore Street near the City of Greer and northward therefrom, in Chick Springs Township, Greenville County, State of South Carolina, and being known and designated as Lot No. 19 and the southern one-half of Lot No. 20 of the Geanie L. Caldwell property according to survey and plat by H. L. Dunahoo, Surveyor, dated October 24-25, 1949, recorded in Plat Book "X", page 1, R.M.C. Office for Greenville County, and having the following courses and distances, to-wit:



and hereby irrevocably authorize and direct all lessees, escrow holders and others to pay to Bank all rent and all other monies whatsoever and whensoever becoming due to the undersigned, or any of them, and howsoever for or on account of said real property, and hereby irrevocably appoint Bank, as attorney in fact, with full power and authority, in the name of the undersigned, or in its own name, to endorse and negotiate checks, drafts and other instruments received in payment of, and to receive, receipt for and to enforce payment, by suit or otherwise, of all said rents and sums; but agrees that Bank shall have no obligation so to do, or to perform or discharge any obligation, duty or liability of the undersigned in connection therewith.

4. That if default be made in the performance of any of the terms hereof, or if any of said rental or other sums be not paid to Bank when due, Bank, at its election, may declare the entire remaining unpaid principal and interest of any obligation or indebtedness then remaining unpaid to Bank to be due and payable forthwith.
5. That Bank may and is hereby authorized and permitted to cause this instrument to be recorded at such time and in such places as Bank, in its discretion, may elect.
6. Upon payment of all indebtedness of the undersigned to Bank this agreement shall be and become void and of no effect, and until then it shall apply to and bind the undersigned, their heirs, legatees, devisees, administrators, executors, successors and assigns, and inure to the benefit of Bank and its successors and assigns. The affidavit of any officer or department manager of Bank showing any part of said indebtedness to remain unpaid shall be and constitute conclusive evidence of the validity, effectiveness and continuing force of this agreement and any person may and is hereby authorized to rely thereon.

Witness Patsy P. Hunt x Milton C. Beckham
Witness Lily Gorenflo (Borrowers) Elizabeth A. Beckham
Dated at: Greer, South Carolina June 18, 1968
Date

State of South Carolina
County of Greenville

Personally appeared before me Patsy P. Hunt who, after being duly sworn, says that he saw the within named Milton C. Beckham and Elizabeth A. Beckham sign, seal, and as their act and deed deliver the within written instrument of writing, and that deponent with Lily Gorenflo witnesses the execution thereof.
(Borrowers) (Witness)

Subscribed and sworn to before me
this 18 day of June, 1968
Patsy P. Hunt
(Witness/sign here)

Notary Public, State of South Carolina My Commission Expires 1/1/1970
My Commission expires at the will of the Governor
SC-75-R Recorded June 20, 1968 At 9:15 A.M. # 32749

The Citizens and Southern National Bank of South Carolina, a national banking association, hereby certifies that that certain agreement entitled "Real Property Agreement" made by Milton C. + Elizabeth A. Beckham to The Citizens and Southern National Bank of South Carolina, on June 18, 1968, and recorded in the office of the Recorder in the County of Greenville, State of South Carolina, on June 30, 1968, Book 846 at Page 624, has been terminated and the undertakings therein described discharged.
The Citizens and Southern National Bank of South Carolina
Witness Bucky Lynn By J. William Hughes
Public Notary