

GREENVILLE CO. S. C.

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BOOK 1213 PAGE 263

OLLIE FARNSWORTH
MORTGAGE OF REAL ESTATE BY A CORPORATION

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State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: Paramount Developers, Inc.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, Paramount Developers, Inc.

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

to the mortgagee in the full and just sum of Fifty Nine Thousand, Two Hundred Ninety Two and No/100ths (\$59,292.00)

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

in eight semi-annual installments of \$8,625.81, commencing six months from date, said payments to apply first to interest and then to principal.

~~XX at the rate of seven~~

~~per annum with interest to be computed and paid semi-annually~~

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

SOUTH CAROLINA NATIONAL BANK OF CHARLESTON, GREENVILLE, S. C. AS TRUSTEE
FOR MODERN OFFICE MACHINES PROFIT SHARING PLAN UNDER AGREEMENT DATED
MARCH 31, 1967, ITS SUCCESSORS AND ASSIGNS, FOREVER:

ALL that certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina and being shown as an 8.42 acre tract on the southern side of Woodruff Road according to a plat entitled Paramount Developers, Inc. by Webb Surveying and Mapping Co., dated October, 1971 and recorded in the RMC Office for Greenville County in Plat Book 4L at page 117 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Woodruff Road at the southwestern intersection of Woodruff Road with Questover Drive and running thence