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REAL PROPERTY AGREEMENT

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 whatsoever for or on account of that certain real property situated in the County of Greenville, State of South Carolina, described as follows:

All that lot of land with the buildings and improvements thereon, situate on the northwest side of Bradley Boulevard, in the City of Greenville, County of Greenville, State of South Carolina, being shown as Lot No. 100 on plat of University Park, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book P., Page 127 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwest side of Bradley Boulevard, at joint front corner of lots 100 and 101, and runs thence with line of Lot 101, N. 37-34 W. 182.5 feet to an iron pin; thence N. 52-26 E. 75 feet to an iron pin; thence S. 37-34 E. 182.5 feet to an iron pin on the northwest side of Bradley Boulevard; thence along Bradley Boulevard S. 52-26 W. 75 feet to the beginning corner.

This conveyance is made subject to any restrictions, rights-of-way, or easement that may appear of record on the recorded plat or on the premises. This being the same property conveyed to the grantors by deed of E. Howard Dickey, Jr. on February 3, 1968 and recorded in the R. M. C. Office for Greenville County in Deed Book 838 at Page 226.

and hereby irrevocably authorize and direct all lessees, escrow holders and others to pay to Bank, all rent and all other monies whatsoever and whenever becoming due to the undersigned, or any of them, and whatsoever 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 such 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 J. Harold Middleton x John J. Stubblefield
 Witness Nelle Bryo x Walter A. Stubblefield
 Dated at: Greenville 1-27-72
 Date

State of South Carolina
County of Greenville

Personally appeared before me J. Harold Middleton who, after being duly sworn, says that he saw the within named John J. Stubblefield & Walter A. Stubblefield sign, seal, and as their act and deed deliver the within written instrument of writing, and that deponent with Nelle Bryo witnesses the execution thereof.

Subscribed and sworn to before me this 27th day of January, 1972.
Charles D. Haus
Notary Public, State of South Carolina
My Commission expires at the 27th of the County.