

10611

GRANTOR
SOUTH CAROLINA

REAL PROPERTY AGREEMENT

BOOK 1150 PAGE 611

NOTE: 2:03 PM '91
In consideration of such loans and indebtedness as shall be made by or become due to THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON (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; or any leases, rents or funds held under escrow agreement relating to said premises; and

3. The property referred to by this agreement is described as follows: All that certain piece, parcel, or lot of land with the buildings and improvements thereon, lying and being on the northwesterly side of Sugar Creek Road, near the City of Greenville, South Carolina, being known and designated as Lot No. 48 on plat entitled "Map 3, Section 1, Sugar Creek," as recorded in the REC Office for Greenville County, South Carolina, in Plat Book 6-H at Page 3, and having, according to said plat, the following metes and bounds, to-wit: Beginning at an iron pin on the northwesterly side of Sugar Creek Road, said pin being the joint front corner of Lots 47 and 48 and running thence with the common line of said Lots N. 71-24-31W., 173.19 feet to an iron pin, the joint rear corner of Lots 47 and 48; thence S. 05-50-57W., 119.12 feet to an iron pin, the joint rear corner of Lots 48 and 49; thence with the common line of said lots S. 65-16-58E., 140.70 feet to an iron pin on the northwesterly side of Sugar Creek Road; thence with the northwesterly side of Sugar Creek Road N. 29-39-16 E., 131.36 feet to an iron pin. the point of beginning.

This is the same property conveyed to Grantor herein by deed of John Cothran Company, Inc., a South Carolina Corporation, M. Graham Proffitt, III, and Ellis L. Darby, Jr., of even date, to be recorded herewith.

This property is conveyed subject to all restrictions, setback lines, roadways, easements, and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

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