

THE STATE OF SOUTH CAROLINA, )  
 COUNTY OF GREENVILLE. )

Mortgage of Real Estate with  
 Insurance Clause

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, D. J. R. Suffredini of the County of Greenville - - - - in the State aforesaid, SEND GREETINGS: WHEREAS, I the said D. J. R. Suffredini am indebted in and by my certain Promissory Note of even date herewith unto Pendleton Manufacturing Company, a corporation under the laws of the State of South Carolina, a copy of which is as follows:

\$10,000.00

Greenville, S.C.

1948

FOR VALUE RECEIVED, I promise to pay to the order of Pendleton Manufacturing Company, a corporation, the sum of Ten Thousand (\$10,000.00) Dollars, payable as follows: Five Hundred (\$500.00) Dollars, principal and interest on the 24th day of June, 1948 and a like amount on the 24th day of June each year thereafter until June 24, 1967, at which time balance of principal and interest is to be paid in full. Payable at La France, South Carolina.

Of such annual payments, an amount equal to four per centum (4%) per annum of the unpaid principal amount shall be credited to interest thereon and the balance credited to principal, except that during such time as the maker hereof shall remain in the employ of the said Pendleton Manufacturing Company, the amount charged for and to be credited to interest shall be one and one-half per centum (1½%) per annum of the unpaid principal amount.

It is further understood and agreed that if any payment required hereunder should not be made when due the holder hereof at its option may declare the entire balance then remaining unpaid, principal and interest, immediately due and payable. The maker shall have the right to anticipate payment in whole or in any parts at any time.

In the event the maker shall decide to sell the premises described in the mortgage securing this note before the final maturity of this note, he shall give to Pendleton Manufacturing Company refusal of the same for five (5) days at the best price obtainable from anyone else. In the event that the maker shall then sell said premises at such price, either to Pendleton Manufacturing Company or to such other party, then Pendleton Manufacturing Company will accept in full settlement of the entire balance then due hereunder the surplus of the proceeds of such sale over the amount then due on the indebtedness secured by the first mortgage now upon the premises, provided that the maker hereof shall not have voluntarily left the employ of Pendleton Manufacturing Company.

In the event the maker hereof shall voluntarily leave the employ of Pendleton Manufacturing Company prior to the final maturity hereof, the balance then due on this note shall be amortized in equal annual installments, the final installment to become due on the anniversary date of this note in the year 1962.

NOW KNOW ALL MEN, that I the said D. J. R. Suffredini in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Pendleton Manufacturing Company according to the condition of the said note and any renewal thereof, and also in consideration of the further sum of Three Dollars to me the said D. J. R. Suffredini in hand well and truly paid by the said Pendleton Manufacturing Company at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Pendleton Manufacturing Company, its successors and assigns forever:

All that certain piece, parcel or lot of land near the City of Greenville, in the County of Greenville, State of South Carolina, on the West side of McDaniel Avenue, being known and designated as Lot No. 23 and a portion of Lot 24, as shown on plat of D. S. McDaniel made by R. E. Dalton, Engineer, January, 1924, which is recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book F, Page 186, and having according to said plat, the following metes and bounds, to-wit: