

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 such cases the mortgagor promises to pay all costs and expenses including a reasonable attorney's fee, these to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

W/A JCB
 NOW KNOW ALL MEN, that the said mortgagor in consideration of the said debt and Note aforesaid, and for the better securing the payment of the same or of any renewal or extension thereof in whole or in part, and the performance of the covenants herein contained, to the said General Mortgage Co., its successors and assigns, according to the condition of the said Note, and also in consideration of the further sum of one dollar to the said mortgagor in hand well and truly paid by the said General Mortgage Co., 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 General Mortgage Co., its successors and assigns, the following property:

All that certain piece, parcel or lot of land situate, lying and being on the Northern side of University Ridge in the City of Greenville, County of Greenville, State of South Carolina, as shown on a plat prepared by Piedmont Engineering Service, dated August 13, 1962, entitled "Property of Abrams-Bannister Realty, Inc.", recorded in the R.M.C. Office for Greenville