

GREENVILLE CO. S. C.

MORTGAGE OF REAL ESTATE - Prepared by RILEY AND RILEY, Attorneys at Law, Greenville, S. C.

DEC 8 4 17 PM 1967

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Whereas: Greenville Loom Reed Company, Inc.,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank & Trust Company,

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of NINETEEN THOUSAND and NO/100-----

-----Dollars (\$ 19,000.00) due and payable

at the rate of \$362.93 per month, the first payment being due January 8, 1966, payments to be applied first to interest, then to principal, the balance being due five (5) years from date,

with interest thereon from date at the rate of 5 1/2 per centum per annum to be paid: monthly.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the 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 Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, Greenville Township, on the western side of Andrews Street, formerly Poplar Street, and being approximately 210 feet from the intersection of Easley Bridge Road and said Andrews Street at the corner of an alley, and having a frontage along said alley of 210 feet, and having the following metes and bounds, to-wit:

BEGINNING on the western side of Andrews Street (formerly Poplar Avenue) at the corner of a 20-foot alley and running thence with the eastern side of said alley S. 41 W. 135 feet to a pin on said alley; thence S. 34 W. 75.2 feet to a pin on the eastern side of alley; thence S. 40 E. 200 feet to a pin; thence N. 38-27 E. 210 feet to Andrews Street (formerly Poplar Avenue); thence along the edge of said street N. 40 W. 200 feet to the beginning corner.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

PAID IN FULL & SATISFIED, this 1 day of Nov. 1967

Southern Bank and Trust Company
Greenville, South Carolina

By Wheeler M. Thackston V. Pres. Geo. P. Henck V. Pres.

Witness Donna H. Coker

Meta G. Stowe

SATISFIED AND CANCELLED OF RECORD

1 DAY OF Nov. 1967

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 9:30 O'CLOCK A. M. NO. 12737