

FILED
GREENVILLE CO. S. C.

BOOK 1173 PAGE 320

Nov 20 2 02 PM '70

MORTGAGE OF REAL ESTATE BY A CORPORATION

Office of ~~Edward R. Hamer~~, Attorney at Law, ~~Greenville, S. C.~~

OLLIE FARNSWORTH
R. H. C.

Edward R. Hamer

Greenville,

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: REALISTIC BUILDERS, INC.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, REALISTIC BUILDERS, INC.

a corporation chartered under the laws of the State of South Carolina, is well and truly indebted

to the mortgagee in the full and just sum of Six Thousand Three Hundred and No/100-----

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable

Ninety (90) days from date hereof

with interest from date hereof, at the rate of Eight (8%)
percentum until paid; interest to be computed and paid quarterly

until paid in full; all interest not paid when due to bear interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity, should be placed in the hands of an attorney 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 said cases the mortgagor promises to pay all costs and expenses, including ten per cent of the indebtedness as attorney's fee, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That the said mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee, according to the terms of said note, and also in consideration of the further sum of Three Dollars to the said 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 said B. & H. INVESTMENT COMPANY, INC., 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, lying and being on the southerly side of Charlotte Street in the City of Greenville, being known and designated as Lot No. 15, Plat of Property of G. Dewitt Auld, as recorded in the RMC Office for Greenville County, S. C., in Plat Book J, page 211, and having, according to said plat, the following metes and bounds, to-wit:
BEGINNING at an iron pin on the southerly side of Charlotte Street, joint front corner of Lots 15 and 16, said pin being 247 feet in a southeasterly direction from the point where the southern side of Charlotte Street intersects with the southeasterly side of Boyce Springs Avenue, and running thence with the line of Lot 16, S. 26-01 W. 208.3 feet to an iron pin, joint rear corner of Lots 15 and 16; thence S. 86-15 E. 76 feet to an iron pin, joint rear corner of Lots 14 and 15; thence with the line of Lot 14, N. 26-01 E. 179.4 feet to an iron pin on the southerly side of Charlotte Street; thence with the southerly side of said street, N. 63-59 W. 70 feet to an iron pin, the point of beginning.

paid and satisfied in full this 14 day of May, 1971

B & H Investment Co., Inc.

W. R. Bray, Pres.

Wit: Fred N. McDonald

SATISFIED AND CANCELLED OF RECORD

17 DAY OF *May* 1971
Ollie Farnsworth

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

AT 12:04 O'CLOCK *A.* M. NO. *27213*