

MORTGAGE OF REAL ESTATE BY A CORPORATION

Office of Hayworth, Terry, Bryant, Marion & Johnson, Attorneys at Law, Greenville, S. C.

GREENVILLE CO. S. C.

DEC 7 4 14 PM '70

OLLIE FARNSWORTH
R. M. C.

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

CAROLYN WAREHOUSES, INC.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, Carolyn Warehouses, 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 Thirteen Thousand Fifty and No/100ths -----
(\$13,050.00)Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable
in four (4) equal annual installments of \$3,262.50
each, beginning October 23, 1971, and continuing on
a like day of each succeeding year thereafter until
paid in full

with interest from _____ date _____, at the rate of six (6%)

percentum until paid; interest to be computed and paid at the same time as and in addition
to the aforesaid principal payments
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

JOHN K. EARLE:

All that piece, parcel or lot of land in Gantt Township, Greenville County, South Carolina, being known and designated as Tract No. 1, in the division of the Estate of Lemuel Davis as shown on plat and survey of W. J. Riddle, dated November 1944, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book P at page 23, and having according to a more recent plat prepared by Campbell & Clarkson Surveyors, Inc., dated November 2, 1970, entitled "Property of John K. Earle", the following metes and bounds:

BEGINNING at an iron pin at the corner of property now or formerly owned by Theodore Batson and Jonah Tripp, and running thence S. 85-55 E. 672 feet to an iron pin; thence N. 20-12 E. 834.7 feet to an iron pin corner of Tract No. 6; thence along the line of Tract No. 6, N. 66-30 W. 123.5 feet to an iron pin; thence along the line of Tract No. 6 N. 45-18 E. 185.3 feet to