

Mortgagee's address: PO Box 370, Belton, S.C. 29627

MORTGAGE OF REAL ESTATE—Prepared by Rainey, ~~Wynn~~, Britton, Gibbes & Clarkson, P.A., Attorneys at Law, Greenville, S. C.

The State of South Carolina,

COUNTY OF GREENVILLE

GREENVILLE COUNTY, S.C.
SEP 17 10 02 AM '79
TANNERSLEY
R.M.C.

BOOK 1481 PAGE 106

To All Whom These Presents May Concern:

JNJ, a North Carolina General Partnership,

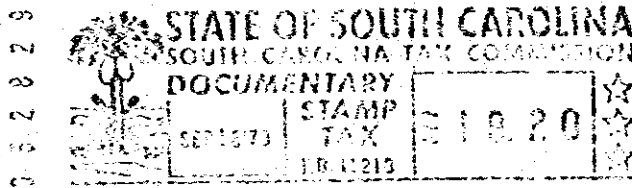
SEND GREETING:

Whereas, the said JNJ, a North Carolina General Partnership,

hereinafter called the mortgagor(s) in and by its certain promissory note in writing, of even date with these presents, is well and truly indebted to Rice Mills, Inc.,

hereinafter called the mortgagee(s), in the full and just sum of Forty Eight Thousand and 00/100 -----
----- DOLLARS (\$ 48,000.00), to be paid

at mortgagee's office in Belton, South Carolina



, with interest thereon from date hereof until maturity

at the rate of ten (10%) percentum per annum, to be computed and paid in 48 equal monthly installments of \$1,217.40 until paid in full; all interest not paid when due to bear interest at the same rate as principal.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due at the option of the holder thereof, 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 (10%) per cent, of the indebtedness as attorney's fees, 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 JNJ, the said mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to it, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Rice Mills, Inc., its successors and assigns:

ALL that lot of land with the buildings and improvements thereon, situate on the West side of South Hudson Street and along the South side of Welborn Street in the City of Greenville, in Greenville County, South Carolina, and having according to survey made by Dalton & Neves Engineers, dated October 1957, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Southwest corner of the intersection of South Hudson Street and Welborn Street (as now located) and runs thence along the West side of South Hudson Street S 27-41 W 196.3 feet to an iron pin; thence N 67-35 W 73.24 feet to an iron pin; thence N 55-59 E 210.6 feet to an iron pin; thence to and through a 12 inch brick wall N 33-54 E 209.6 feet to an iron pin on the South side of Welborn Street; thence along the South side of Welborn Street S 56-02 E 261.1 feet to the beginning corner.

This is the same property conveyed to the Mortgagee herein, by deed of Associated Grocers Inc. of South Carolina, dated December 20, 1966, recorded in the RMC Office for Greenville County, South Carolina in Deed Book 810, page 645.

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