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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
CO. S. C.
MAY 15 07 PH '80
GREENSBORO
R.M.C.

BOOK 1504 PAGE 74

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

NARGIS, INC. (hereinafter referred to as Mortgagor) SEND GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Church Street Properties Limited Partnership (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note (hereinafter the "Note") of even date herewith, the terms of which are incorporated herein by reference, in the sum of Five Hundred Thousand and no/100 Dollars (\$500,000) with interest thereon from date at the rate of 9.0 per centum per annum, said principal and interest to be repaid as follows: \$100,000 due and payable, with no interest thereon, on May 31, 1981; \$100,000, due and payable, with no interest thereon, on December 31, 1981; a payment in the amount of \$2,139.22 due June 1, 1982 and commencing on July 1, 1982, monthly payments of principal and interest in the amount of \$3,308.16 shall be due and payable, continuing through May 1, 1988 at which time the outstanding principal balance shall be due and payable in full. Notwithstanding the fact that no interest shall be due and payable hereunder for the period from the date hereof to June 1, 1982, interest shall nevertheless accrue on the principal amount of \$300,000 during such period and accrued interest in the amount of \$53,184.43 shall be added to the \$300,000 principal balance due, so that the total principal amount due under the Note shall be \$353,184.43 as of June 1, 1982.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced 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 the following described piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon:

All that certain piece, parcel or lot of land with all improvements situate thereon, situate, lying and being in the State of South Carolina, County of Greenville, within the corporate limits of the City of Greenville, as is more fully shown on a survey for Robert L. Watkins, Jr., prepared by Carolina Engineering & Surveying Co., dated July 13, 1970, revised May 8, 1971, and recorded in the R.M.C. Office for Greenville County in Plat Book 4-K, at Page 25, and having, according to said plat, the following metes and bounds, to-wit:

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
MAY 15 1980
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Handwritten signature

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