

(continued)

J. Q. Bruce, Registered Surveyor, dated April 2, 1959, recorded in Plat Book 00, Page 502, RMC Office for Greenville County, South Carolina, as beginning at an iron pin on the east side of Lanier Drive at the corner of property now or formerly owned by Van Green, and running thence with the line of Lanier Drive South 21-45 W. 100 feet to an iron pin, S. 33-42 E. 70 feet to an iron pin, S. 40-08 E. 94 feet to an iron pin, S. 59-53 E. 82.7 feet to an iron pin; thence leaving said Drive with a new course N. 17-04 East 170 feet along a branch to an iron pin; thence N. 80-18 E. 48 feet to an iron pin; thence with the line of property now or formerly belong to Green N. 68-08 W. 251.4 feet to the Beginning corner. This is the same property conveyed to Radio Station WTYN, Inc. by deed of Gertrude Schneider Taylor and Henry George Bartol, Jr., recorded in Deed Book 840, Page 30, RMC Office for Greenville County. Reference is made to said deed and plat and the records thereof in aid of description.

There is also conveyed herewith, all of the right, title and interest in and to that lease agreement by and between William A. Henson and Edithe Mooneyham and Mildred Allen, dated October 21, 1955, recorded in Book 537, Page 443, RMC Office for Greenville County, South Carolina, together with the assignment of lease recorded in Book 912, Page 103, in said RMC Office, and the assignment recorded in Book 913, Pge 557, of the said RMC Office, and the extension of lease recorded in Book 1025, Page 814 of the said RMC Office.

There is also conveyed, all of that right, title and interest in and to that certain easement granted by Albert Henson and Clyde A. Henson to Henry G. Bartol, Jr., and Gertrude S. Taylor, which is shown of record in Book 917, Page 103, in the RMC office for Greenville County, South Carolina, recorded June 3, 1971.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said

NCNB National Bank of North Carolina, *its successors* ^{KCS 705} ~~Heirs~~ and Assigns forever

said corporation
And/ ~~do~~ hereby binds itself, its successors and assigns ~~Heirs, Executors and Administrators~~ ^{KCS 705} to warrant and forever defend all and singular the said premises unto the said

NCNB National Bank of North Carolina, its successors
~~Heirs~~ and Assigns, from and against its successors ~~Heirs, Executors, Administrators~~ and

Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.
And the said POLK COUNTY BROADCASTING / Corporation agrees to insure the ~~house~~ improvements and buildings on

said lot in the sum of not less than an amount suitable to Lender Dollars, and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said NCNB National Bank of N. C.

and that in the event the mortgagor shall at any time fail to do so, then the said NCNB National Bank of North Carolina

may cause the same to be insured in its name and reimburse itself for the premium and expense of such insurance under this mortgage.

And the said Polk County Broadcasting Corp. agrees to pay the said debt or sum of money, with interest thereon, according to the true intent and meaning of the said note together with all cost and expenses which the said NCNB National Bank of N.C. shall incur or be put to, including a reasonable attorney's fee, chargeable to the above described mortgaged premises, for collecting the same by demand of attorney or by legal proceedings.

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