REAL PROPERTY AGREEMENT

800K 754 PAGE 32

In consideration of such loans and indebtedness as shall be made by or become due to THE CITIZENS AND SOUTHERN NATIONAL BANK OF SOUTH CAROLINA. (hereinafter referred to as "Bank") to or from the undersigned, jointly or severally, and until all of such loans and indebtedness have been paid in full, or until twenty-one years following the death of the last survivor of the undersigned, whichever first occurs, the undersigned, jointly and severally, promise and agree

- 1. To pay, prior to becoming delinquent, all taxes, assessments, dues and charges of every kind imposed or levied upon the real property described below; and
- 2. Without the prior written consent of Bank, to refrain from creating or permitting any lien or other encumbrance (other than those presently existing) to exist on, and from transferring, selling, assigning or in any manner disposing of, the real property described below, or any interest therein; and

All those two lots of land, in Greenville Township, Greenville County, State of South Carolina, on the Western side of Pine St. near the City of Greenville, being shown as Lots I2 and I2A, of Woodville Hyts. as shown on plat of property recorded in plat Book L. at Pages I4 and I5 and being described in Metes and Bounds as follows

Beginning at an inon pin on the Western side of Pine St. at the joint front corners of Lots II and K2, and running thence with the Line of Lots II and IIA, N.35-40 W. 410/6 ft to an Iron pin; thence 35.5 W. 55 ft to an iron pin, corner of Lots I3 B. thence S. 36-I5 W.168 ft. to an iron pin; thence with the Line I3 S. 53-40 E. 210 ft./to an iron pin on Pine st. thence with the Western side of Pine st. N.49-53E. 83 ft to the beginning corner.

and hereby irrevocably authorize and direct all lessees, escrow holders and others to pay to Bank, all rent and all other monies whatsoever and whensoever becoming due to the undersigned, or any of them, and howsoever for or on account of said real property, and hereby irrevocably appoint Bank, as attorney in fact, with full power and authority, in the name of the undersigned, or in its own name, to endorse and negotiate checks, drafts and other instruments received in payment of, and to receive, receipt for and to enforce payment, by suit or otherwise, of all said rents and sums; but agrees that Bank shall have no obligation so to do, or to perform or discharge any obligation, duty or liability of the undersigned in connection therewith.

- 4. That if default be made in the performance of any of the terms hereof, or if any of said rental or other sums be not paid to Bank when due. Bank, at its election, may declare the entire remaining unpaid principal and interest of any obligation or indebtedness then remaining unpaid to Bank to be due and payable forthwith.
- 5. That Bank may and is hereby authorized and permitted to cause this instrument to be recorded at such time and in such places as Bank, in its discretion, may elect.
- 6. Upon payment of all indebtedness of the undersigned to Bank this agreement shall be and become void and of no effect, and until then it shall apply to and bind the undersigned, their heirs, legatees, devisees, administrators, executors, successors and assigns, and inure to the benefit of Bank and its successors and assigns. The affidavit of any officer or department manager of Bank showing any part of taid indebtedness to remain unpaid shall be and constitute conclusive evidence of the validity, effectiveness and continuing force of this agreement and any person may and is hereby authorized to rely thereon.

Witness Att Tones	x Hust Carl Sellertrom
Witness Emily J. Lite	x wire Mary Clark Cullestson
Dated at: Greenville	Date
State of South Carolina County of Greenville	
Personally appeared before me Pat C. Lowe the within named Carl & Mary Clarl Culbertson	
(Borrower act and deed deliver the within written instrument of writing, an	sign, seal, and as their d that deponent with Emily J. Lite (Witness)
witnesses the execution thereof.	
Subscribed and sworn to before me this 22 day of July 1964	Tot Town
Notary Public, State of South Carolina My Commission expires at the will of the Governor	(Witness sign here)
Recorded July 27 th., 1964 At	9:30 A.M. # 3118

ــــــــــــــــــــــــــــــــــــــ			
The debt hereb	Secured is n	icle	d
the Lien of th	is instrument	is satisfied th	is
the day of	Morya	hu 19 67	-
and order	n & Sant	dem Mates	nelow
By:	ih I s	Silver .	Mgs. S.D
Witness: But	of Office	ric.	
Witness: Il	leve PPa	nfrom	 -