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REAL PROPERTY AGREEMENT

In consideration of such loans and indebtedness as shall be made by or become due to Fidelity Federal Savings and Loan Association of Greenville, S. C. (hereinafter referred to as "Association") to or from the undersigned, jointly or severally, and until all of such loans and indebtedness have been paid in full or until within one year following the death of the last survivor of the undersigned, whichever first occurs, the undersigned, jointly and severally, do hereby state:

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 Association, 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, or any leases, rents or funds held under escrow agreement relating to said premises; and
3. The property referred to by this agreement is described as follows:

Property located at 10 Plantation Road, Greenville,
Greenville County, South Carolina 29605

That if default be made in the performance of any of the terms hereof, and default be made in any payment of principal or interest, or any taxes herein or hereafter imposed by the undersigned, and it is hereby agreed the rents and profits arising or to arise from said premises to the Association, and agrees that any judge of probate may, in chambers or otherwise, appoint a receiver of the described premises, with full authority to take possession thereof and collect the rents and profits and hold the same subject to the further order of said court.

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 Association when due, Association, at its election may declare the entire remaining unpaid principal and interest of any obligation or indebtedness then remaining unpaid to Association to be due and payable at once;

5. That Association may and is hereby authorized and permitted to cause this instrument to be recorded at such time and in such places as Association, in its discretion, may elect.

6. Upon payment of all obligations of the undersigned to Association this agreement shall be and become void and of no effect, and until then it shall apply to and bind the undersigned, their heirs, executors, administrators, executors, successors and assigns, and insure to the benefit of Association, joint and several and in proportion to their interest in the property, the agent or department manager of Association showing any part of said indebtedness to remain unpaid shall be and continue to have the same force and effect as though the visibility, effectiveness and continuing force of this agreement and any part or any part of it were acknowledged thereby.

Witness: Joan E. Neal _____ Zula M. Gay _____ (S.)
Witness: Lewis W. Martin _____ Henrietta Mason _____ (S.)

Dated at Fidelity Federal S.S.L Assoc.
January 16, 1981

State of South Carolina

County of Greenville

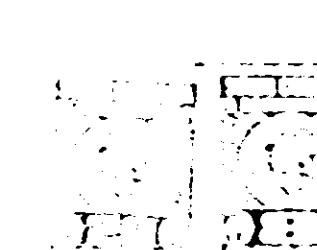
Personally appeared before me Lewis W. Martin, who, after being duly sworn, says that he saw the within named Zula M. Gay and Henrietta Mason sign, seal, and as their act and deed deliver the within written instrument of writing, and that deposited with Joan E. Neal witness the execution thereof.

Subscribed and sworn to before me

this 16th day of January, 1981

Joan E. Neal
Notary Public, State of South Carolina

My Commission expires 3/21/90
RECORDED JAN 16 1981
TIME 2:30 P.M.



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