

The debt hereby secured is paid in full and the Lien of this instrument is satisfied this

26 of August 1968

The Citizens & Southern National Bank of South Carolina

By: J. Clarence Hopke asst. V. Pres.

Witness: George W. Lewis

Witness: E. Parker Butler

Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 9:45 O'CLOCK A. M. NO. 5505

AUG 3 - 1964

3856

REAL PROPERTY AGREEMENT

BOOK 754 PAGE 33

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
3. Hereby assign, transfer and set over to Bank, its successors and assigns, all monies now due and hereafter becoming due to the undersigned, as rental, or otherwise, and howsoever for or on account of that certain real property situated in the County of

Laurens, State of South Carolina, described as follows:

All that piece, parcel or track of land in Downes Township, Laurens County, State of South Carolina, near the Corporate City Limits of the Town of Fountain Inn, and having according to a plat made by J. D. Calmes, Jr. the following courses and distances, To-wit, beginning at lot No. 39, now owned by the said J.T. Bates said pin measuring 100 feet S. 54-39 E. from a concrete marker in the edge of said street, of the Duke Power Co, the property running thence with line of the said J.T. Bates, lot No. 39, N. 43-24 E. 252 ft. to an Iron pin line of land formerly owned by W. T. Vaughn thence S. 64-39 E. 534.7 ft to an iron pin, thence 23-17 W, 522.3 ft to an iron pin; thence S. 20-11 W. 294.9 ft to an iron pin in the edge of said Tel Fair st;

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 said 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: [Signatures]

Witness: [Signatures]

Dated at: Greenville 7-30-64



State of South Carolina

County of Greenville

Personally appeared before me PAT C. Lowe who, after being duly sworn, says that he saw

John W. Bates & Vernon Bates sign, seal, and

with me the execution hereof. Ralph M. Wesley (Witness)

this 30 day of July 1964 Martha Ann Cheves (Witness sign here)

Notary Public, State of South Carolina My Commission expires at the will of the Governor.

Recorded August 3rd., 1964 At 9:30 A.M. # 3856