



THE STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

To all whom these Presents may Concern: CAROLINA INSURANCE AND INVESTMENT COMPANY, a South Carolina corporation,

SEND GREETING:

Whereas, it, the said mortgagor
in and by its certain promissory note in writing, of even date with these
Presents, is well and truly indebted to THE SOUTHERN BANK AND TRUST COMPANY OF GREENVILLE, S. C.
in the full and just sum of Thirty Thousand and no/100 (\$30,000.00) Dollars

, to be paid as scheduled in a promissory note of even date herewith from Carolina Insurance and Investment Company to The Southern Bank and Trust Company of Greenville, S. C., the terms of which are incorporated herein and made a part hereof by reference as if fully set out herein

~~with interest thereon~~

at the rate of ~~XX per annum to be computed and paid~~

~~until paid in full, all interest not paid when due to bear~~

~~interest at such rate as principal and if any portion of principal or interest be at any time past due and unpaid, the whole amount evidenced by said note to become immediately due at the option of the holder hereof, who may sue thereon and foreclose this mortgage; and in case said note after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity it should be deemed by the holder thereof necessary for the protection of his interests to place and the holder should place the said note or this mortgage in the hands of an attorney for legal proceedings, then said holder or holder of said note or this mortgage promises to pay all costs and expenses including 10 per cent of the indebtedness as attorney's fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.~~

NOW KNOW ALL MEN, That it, the said Carolina Insurance and Investment Company, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to it, the said mortgagor, in hand well and truly paid by the said mortgagee

at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said The Southern Bank and Trust Company of Greenville, S. C., its successors and assigns:

All of the right, title and interest of the mortgagor in and to its leasehold estate created by its tenancy under lease agreement with Guaranty Mortgage Co., Inc., owner of premises described herein, a copy of which lease is attached hereto and incorporated herein by reference, and which lease is subordinated to this mortgage by Guaranty Mortgage Co., Inc. as evidenced on this mortgage.

All that lot or parcel of land located in the City and County of Greenville, State of South Carolina, and lying on the southern side of Potomac Avenue, and BEGINNING at an i. p. at the corner of Potomac Avenue and Prosperity Avenue, and running S. 28-12 W. 200 feet along Prosperity Avenue to an i. p., thence S. 67-07 E. 91 feet, more or less, to a point, thence in a straight line or approximately N. 20-

TESTIFIED AND CANCLED BY
277 DAY OF April 1979
S. C. FOR GREENVILLE COUNTY, S. C.
11:30 O'CLOCK P.M. NO. 32125

FOR SATISFACTION TO THE MORTGAGEE
SATISFACTION BOOK 66 PAGE 35