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GREENVILLE CO. S. C.

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BOOK 1187 PAGE 294

MORTGAGE OF REAL ESTATE BY A CORPORATION  
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State of South Carolina

COUNTY OF GREENVILLE

} SECOND MORTGAGE

To All Whom These Presents May Concern:

Custom Industries, Inc.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, Custom Industries, Inc.

a corporation chartered under the laws of the State of North Carolina, is well and truly indebted

to the mortgagee in the full and just sum of Twenty-Three Thousand & No/100ths (\$23,000.00)

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable

in five (5) equal annual installments of \$4,600.00, together with interest, commencing one (1) year from date,

with interest from \_\_\_\_\_ date \_\_\_\_\_, at the rate of seven and one-half (7 1/2%)

percentum until paid; interest to be computed and paid annually on the declining principal balance

until paid in full; all interest not paid when due to bear interest at same 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 its interests to place and the holder should place the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses, including ten per cent of the indebtedness as attorney's fee, 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 the said mortgagor, 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 said note, and also in consideration of the further sum of Three Dollars to the said mortgagor in hand well and truly paid by the mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said

TYLOK SOUTHERN, INC.

ALL those pieces, parcels or lots of land, together with buildings and improvements, lying on the Eastern side of U. S. Highway No. 276 near Simpsonville in Greenville County, South Carolina, being shown and designated as Lots Nos. 15, 16 and 17 on a plat of the property of Rex L. Carter and Leo H. Hill, also known as Simpsonville Acres, made by J. C. Hill, R.L.S., dated May 12, 1958, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book KK, Page 159, and having, according to said plat, the following metes and bounds, to-wit:

(OVER)