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State of South Canolina

MORTGAGE OF REAL ESTATE COUNTY OF GREENVILLES

AN MIL WHOM THESE PRESENTS MAY CONCERN.

WHEREAS, -THE ERVIN COMPANY, a corporation chartered under the laws of the State of Delaware, and having a principal place of business at Charlotte, North Carolina, (hereinafter referred to as Mortgagos) is well and truly indebted unto ______CAMERON-BROWN COMPANY - ---

dated April 21, 1970,

(bendinafter referred to as Mortgages) as evidenced by the Mortgages's promisery note of extended Mark Randolf K, the terms of which are incorporated herein by reference, in the sum of -- Ten MIII Ion and No/100--____Dollars (\$ 10,000,000,000

To be paid at its office in Raleigh, North Carolina, or at such other place as the holder of the note may at time to time designate in writing according to the terms and provisions contained in said promissory note, with interest as provided therein; the ampaid belance of said debt, if not somer paid, being due and payable on or before May 1, 1975

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Morigagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any. other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the 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 Mortgagee, its successors and assigns:

Those certain tracts or parcels of land located in Greenville County, South Carolina and described on Exhibit A attached hereto and by reference made a part hereof.

This mortgage is given as additional security for the promissory note of The Ervin Company to mortgagee, hereinabove mentioned. The Ervin Company and mortgagee have entered into a certain note agreement dated April 21, 1970, the provisions of which are incorporated herein by reference as fully and to the same extent as set out herein verbatim. A default in said note agreement shall be treated as a default in!! this instrument.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.