

GREENVILLE CO. S. C.

JUN 3 3 54 PM '79

DEONIC S. TANKERSLEY

13.14 2003

3401 Rutherford Road, Taylors, S.C. 29687

STATE OF SOUTH CAROLINA )

MORTGAGE OF REAL ESTATE BY A CORPORATION

COUNTY OF GREENVILLE )

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Nutex, Inc., a corporation chartered under the laws of the State of South Carolina (hereinafter referred to as Mortgagor), is well and truly indebted unto Thomas Charles Black (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of One Hundred Six Thousand Five Hundred and No/100 Dollars (\$106,500.00) due and payable in three (3) equal annual installments of Thirty-Five Thousand Five Hundred and No/100 Dollars (\$35,500.00) each, the first such installment to be due and payable on January 2, 1980, the second installment on January 2, 1981, and the last installment on January 2, 1982 with interest thereon from date at the rate of six (6%) per centum per annum, to be paid: annually on January 2 of each year hereafter until paid in full.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor'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, his heirs and assigns:

ALL that certain piece, parcel or tract of land together with buildings and improvements thereon, situate, lying and being on the northern side of old U.S. Highway No. 29, also known as Rutherford Road in Greenville County, South Carolina, and having the following metes and bounds according to plat entitled "Survey for Nutex, Inc." by Enwright Associates, Inc. dated October 16, 1978, as revised through January 2, 1979:

BEGINNING at an iron pin on the northern right-of-way of old U.S. Highway No. 29 at the southwestern corner of properties now or formerly owned by Carolina Christian Broadcasting, Inc., said pin also being located approximately one-half mile east of the intersection of old U.S. Highway No. 29 and the new U.S. Highway No. 29; thence from said point of beginning running with the curve of the right-of-way of old U.S. Highway No. 29 the chord of which is S. 81-35-42 W. 77.05 feet to a point; thence continuing with the curve of said right-of-way, the chord of which is S. 77-44-40 W. 22.45 feet to a point; thence leaving said highway right-of-way and running N. 36-58-35 W. 51.48 feet to an iron pin; thence continuing in the same direction 222.65 feet to an iron pin; thence N. 23-36-35 W. 194.71 feet to an iron pin; thence N. 74-12-42 W. 199.98 feet to an iron pin; thence N. 11-16-03 E. 260.88 feet to an iron pin; thence S. 78-12-57 E. 184.27 feet to an iron pin; thence S. 78-49-31 E. 11.93 feet to an iron pin; thence N. 08-07-56 E. 1342.36 feet to an iron pin; thence S. 49-26-17 E. 740.27 feet to an iron pin; thence S. 17-07-24 W. 1,568.71 feet to an iron pin on the northern right-of-way of old U.S. Highway No. 29, being the point of beginning.

This being the same property conveyed to the Mortgagor herein by deed of Thomas Charles Black of even date herewith to be recorded.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining

RECEIVED  
DEPARTMENT OF REVENUE  
STATE TAX  
42

3 JA 379 1036

3.50CI

4328 RV-2

820