

no. 1488 no. 299

FILED
GREENVILLE CO. S. C.
Nov 26 2 47 PM '79
DONNIE C. TANKERSLEY
R.M.C.

* SATISFACTION: The indebtedness secured by this Mortgage has been satisfied in full.

By: _____
Title: _____
Date: _____
Witness: _____
Witness: _____

Mail after recording to : _____

This instrument was prepared by: Deborah A. Henderson, Attorney at Law

Title Insurance issued in connection herewith:
Binder or Policy No. _____ Company: _____

MORTGAGE
and
SECURITY AGREEMENT

This instrument (hereafter referred to as the "Mortgage") is made this 26th day of September , 19 79 by and between:

"Borrower"	"Lender"
TRITOR, U.S.A., INC. a Nevada corporation 1408 Fort Worth National Bank Building Forth Worth, Texas 76102	NCNB MORTGAGE CORPORATION a North Carolina corporation P.O. Box 34069 Charlotte, NC 28234

Enter in appropriate block for each party: name, address and character of entity.

Borrower in consideration of the indebtedness herein recited, irrevocably grants and conveys to Lender and Lender's successors and assigns, all of the following described land, buildings, improvements, fixtures, furniture and appliances and other personal property (all hereafter referred to collectively as the "Property" or the "Premises"):

- (a) All tracts or parcels of land more particularly described in Exhibit A attached hereto and made a part hereof; and
- (b) All buildings and improvements of every kind and description now or hereafter erected or placed on the aforesaid land and all materials intended for construction, reconstruction, alteration and repair of such improvements now or hereafter erected thereon, all of which materials shall be deemed to be included within the premises hereby conveyed immediately upon the delivery thereof to the aforesaid land, and all fixtures and articles of personal property now or hereafter owned by Borrower and attached to or contained in and used in connection with the aforesaid land and improvements, including, but not limited to, all furniture, furnishings, apparatus, machinery, motors, elevators, fittings, radiators, ranges, refrigerators, awnings, shades, screens, blinds, carpeting, office equipment, and other furnishings and all plumbing, heating, lighting, cooking, laundry, ventilating, refrigerating, incinerating, air conditioning and sprinkler equipment and fixtures and appurtenances thereto and all renewals or replacements thereof or articles in substitution thereof, whether or not the same are or shall be attached to said land and improvements in any manner;

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