

1125 XXXX
SEP 19 1969

6879
REAL PROPERTY AGREEMENT

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In consideration of such loans and indebtedness as shall be made by or become due to THE CITIZENS AND SOUTHERN NATIONAL BANK OF SOUTH CAROLINA (hereinafter referred to as "Bank") to or from the undersigned, jointly or severally, and until all of such loans and indebtedness have been paid in full, or until twenty-one years following the death of the last survivor of the undersigned, whichever first occurs, the undersigned, jointly and severally, promise and agree

1. To pay, prior to becoming delinquent, all taxes, assessments, dues and charges of every kind imposed or levied upon the real property described below; and
2. Without the prior written consent of Bank, to refrain from creating or permitting any lien or other encumbrance (other than those presently existing) to exist on, and from transferring, selling, assigning or in any manner disposing of, the real property described below, or any interest therein; and
3. Hereby assign, transfer and set over to Bank, its successors and assigns, all monies now due and hereafter becoming due to the undersigned, as rental, or otherwise, and howsoever for or on account of that certain real property situated in the County of

Greenville, State of South Carolina, described as follows:

All that piece, parcel or lot of land in Chick Springs Township, County of Greenville, State of South Carolina located 2 miles South from Greer, S. C., at the Southeastern intersection of Waymon Smith Road and Douglas St., and being shown as all of lot number FIFTY SEVEN (57) and the adjoining 12 feet of lot number FIFTY EIGHT (58) on plat of J. Waymon Smith property made by G. A. Wolfe, surveyer, dated Sept. 22, 1964 and has the following metes and bounds, to wit:

Beginning at point on the Eastern side of Douglas Street at the joint rear corner of lots 56 and 57 and running thence S. 48-55 W, 175 feet along said street to a curve, thence 35.7 feet the cord of which is S. 4-20 W., to point on the Northern side of Waymon Smith Road; thence with said road S. 39-55 E., 87 feet to a new corner in lot No. 58; thence a new line through lot No. 58, running N. 48p55E., 200 feet to a new corner on line of lot No. 55; thence N. 39-55 W. 112 feet along the rear line of lots 55 and 56 to the beginning corner.

This is a part of the same conveyed to Evelyn H. Brezeale by Deed recorded in deed book 747 page 580, Greenville County R. M. C. Office

and hereby irrevocably authorize and direct all lessees, escrow holders and others to pay to Bank, all rent and all other monies whatsoever and whensoever becoming due to the undersigned, or any of them, and howsoever for or on account of said real property, and hereby irrevocably appoint Bank, as attorney in fact, with full power and authority, in the name of the undersigned, or in its own name, to endorse and negotiate checks, drafts and other instruments received in payment of, and to receive, receipt for and to enforce payment, by suit or otherwise, of all said rents and sums; but agrees that Bank shall have no obligation so to do, or to perform or discharge any obligation, duty or liability of the undersigned in connection therewith.

4. That if default be made in the performance of any of the terms hereof, or if any of said rental or other sums be not paid to Bank when due, Bank, at its election, may declare the entire remaining unpaid principal and interest of any obligation or indebtedness then remaining unpaid to Bank to be due and payable forthwith.

5. That Bank may and is hereby authorized and permitted to cause this instrument to be recorded at such time and in such places as Bank, in its discretion, may elect.

6. Upon payment of all indebtedness of the undersigned to Bank this agreement shall be and become void and of no effect, and until then it shall apply to and bind the undersigned, their heirs, legatees, devisees, administrators, executors, successors and assigns, and inure to the benefit of Bank and its successors and assigns. The affidavit of any officer or department manager of Bank showing any part of said indebtedness to remain unpaid shall be and constitute conclusive evidence of the validity, effectiveness and continuing force of this agreement and any person may and is hereby authorized to rely thereon.

Witness Don B. Dillard x Frank Hawkins

Witness Florence C. Gleazer x June B. Hawkins

Dated at: Greer, S. C. September 4, 1969

State of South Carolina
County of Greenville

Personally appeared before me Don B. Dillard who, after being duly sworn, says that he saw the within named Fran k Hawkins and June G. Hawkins sign, seal, and as their act and deed deliver the within written instrument of writing, and that deponent with Florence C. Gleazer witnesses the execution thereof.

Subscribed and sworn to before me this 4 day of Sept, 1969 Don B. Dillard (Witness sign here)

Patricia P. Hunt
Notary Public, State of South Carolina My Commission Expires 1/1/1970
My Commission expires at the will of the Governor

sc-75 Recorded September 19th, 1969 at 9:30 A.M. #6879

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 6 PAGE 532

SATISFIED AND CANCELLED OF RECORD
137 DAY OF April 1972
Oliver Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:30 O'CLOCK A M. NO. 27667