

RECORDING FEE PAID \$ 1.25

JAN 6 1972

JAN 6 1972 18373

Mrs. Ollie Farnsworth R. M. C. 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

State of South Carolina, described as follows:

ALL That piece, parcel or lot of land lying, being and situate in Chick Springs Township, at the southwest intersection of Dogwood Ave. and Endless Drive, about two miles Northwest of the Town of Greer, in County and State aforesaid, and being known as Lot No. 19 of the W. Dennis Smith Property as shown on a plat prepared by H. S. Brockman, Registered Surveyor, dated Sept. 27, 1956, and which plat has been recorded in the R. M. C. Office for Greenville County. Bounded on the North by Endless Drive, on the East by Dogwood Avenue, on South by lands now or formerly owned by W. Dennis Smith, and on West by Lot No. 18 as shown on said plat.

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 Becky Lynn x Ralph Herald Gambrell

Witness [Signature] x Linda S. Gambrell

Dated at: Greenville 12-29-71 Date

State of South Carolina Greenville County of Greenville

Personally appeared before me Becky Lynn who, after being duly sworn, says that he saw the within named Ralph Herald Gambrell and Linda S. Gambrell act and deed deliver the within written instrument of writing, and that deponent with George Lewis witnesses the execution thereof.

Subscribed and sworn to before me this 29th day of Dec 1971 by George Lewis Notary Public, State of South Carolina My Commission expires at the will of the Governor

1-05-175 12-23-71 Real Property Agreement Recorded January 6, 1972 at 11:30 AM, #18373

FOR SATISFACTION TO THIS MORTGAGE SEE SATISFACTION BOOK 38 PAGE 373

SATISFIED AND CANCELLED OF RECORD 7 DAY OF May 1976 Donnie S. Tankersley R. M. C. FOR GREENVILLE COUNTY, S. C. AT 10:37 O'CLOCK 2. M. NO. 28700

FOR SATISFACTION TO THIS MORTGAGE SEE SATISFACTION BOOK 46 PAGE 356

SATISFIED AND CANCELLED OF RECORD 29th DAY OF Mar. 1977 Donnie S. Tankersley R. M. C. FOR GREENVILLE COUNTY, S. C. AT 11:30 O'CLOCK A. M. NO. 25677