

REAL PROPERTY AGREEMENT

In consideration of such loans and indebtedness as shall be made by or become due to South Carolina Federal Savings and Loan Association (hereinafter referred to as "Association") 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 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 Association, 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 Association, its successors and assigns, all monies now due and hereafter becoming due to the undersigned, or 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, with all improvements thereon, situate, lying and being in Greenville County, State of South Carolina and being known and designated as Lot 67 on a plat entitled Addition to Section 3; Oakwood Acres, which is recorded in the R.M.C. Office for Greenville County in Plat Book GGG at Page 361, and having, according to said plat, the following metes and boundes, to-wit:

BEGINNING at an iron pin on the southeastern side of Live Oak Court at the joint front corner of Lots 66 and 67 and running thence with Live Oak Court, N. 63-35 E. 100.0 feet, thence continuing with southeastern side of Live Oak Court, N. 66-00 E. 77.0 feet to an iron pin at joint front corner of Lots 67 and 85; thence S. 28-30 E. 138.65 feet to an iron pin; thence running with Lot 68, S. 60-02 W. 183.25 feet to an iron pin; thence running with Lot 66, N. 26-10 W. 153.0 feet to the point of beginning.

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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 Association, 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 Association shall have no obligation so to do, or to perform or discharge any obligation, duty or liability of the undersigned in connection therewith.

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