

**Bankers
Trust**

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Real Property Agreement

In consideration of such loans and indebtedness as shall be made by or become due to Bankers Trust of South Carolina, N.A. (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, or any leases, rents or funds held under escrow agreement relating to said premises, and
3. The property referred to by this agreement is described as follows:

All those places, parcels or lots of land, with all improvements thereon, or thereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, Palmetto Township, and being designated on an unrecorded plat of property of J. C. and Ollie Morgan, prepared by Marvin Smith and Associates, Professional Land Surveyors, as Tract Numbers 8, 9, 13, and 14, said tracts having, according to said plat the following metes and bounds, to-wit:

TRACT NO. 8: BEGINNING at an iron pin on the southern side of Old Highway 25 at the corner of Tract 7 and running thence, S. 40-57.33 E. 836.03 feet at a point, joint corner of Tracts 7, 8 and 14, thence, running S. 40-50 W. 312 feet to an iron pin, joint rear corner of Tracts 8 and 9; thence, running S. 40-57.33 E. 930.87 feet to an iron pin on the southern side of Old Highway 25, thence, running N. 52-14.03 E. 125.86 feet to a point; thence, running N. 62-11.59 E. 201.00 feet to an iron pin, point of beginning.

TRACT NO. 9: BEGINNING at an iron pin on the southern side of Old Highway 25 at the joint front corner of Tracts 8 and 9 and running thence, S. 40-57.33 E. 230.87 feet to an iron pin, joint rear corner of Tract 8 and 9; thence, running, S. 52-10 W. 250 feet to an iron pin; thence, running N. 58-35 W. 249.28 feet to an iron pin on the south side of Old Highway 25; thence, running along Old Highway 25, N. 21-46 E. 122.49 feet, N. 17-45.06 E. 220.63 feet, N. 25-46.19 E. 84.90 feet and N. 37-46.05 E. 99.49 feet to a joint front corner of Tracts 8 and 9, point of beginning.

TRACT NO. 13: BEGINNING at an iron pin at joint front corner of Tracts 12 and 13, and running thence along Tract No. 12, N. 40-57.33 W. 530.3 feet to an iron pin; thence, S. 46-28.34 W. 522.00 feet to an iron pin, joint rear corner of Tracts 13 and 14; thence, running N. 40-57.33 W. 559.69 feet to joint front corner of Tracts 13 and 14; thence, running S. 52-30 W. 204.75 feet and S. 23-55 W. 187.63, along rear line of Tracts 6 and 5 to the joint front corner of Tracts 13 and 12, point of beginning.

TRACT NO. 14: BEGINNING at an iron pin, joint front corner of Tracts 13 and 14 and rear corner of Tracts 7 and 6, and running thence N. 40-57.33 W. 530.69 feet to an iron pin, joint rear corner of Tracts 13 and 14, thence, running S. 46-28.34 W. 670.63 feet to an iron pin; thence, running N. 58-35 W. 605.00 feet to joint corner of Tracts 14 and 9; thence, following the line of Tracts 9, 8 and 7, S. 52-10 W. 250.00 feet, S. 49-50 W. 312.00 feet and S. 52-30 W. 205.25 feet to the joint corner of Tracts 6, 7, 13 and 14, point of beginning.

DERIVATION: This is a portion of the property conveyed to Ollie M. Morgan by Mary E. Hodges, Oscar Hodges, Jr., individually and as Executors of the Estate of Catar Hodges, Deceased and Thomas Hodges, as recorded December 2, 1945, in Deed Book 284 at Page 72 in the P.M.S. Office for Greenville County, South Carolina.

This conveyance is subject to all recorded laws, zoning ordinances, set back lines, easements, rents and rights of way, or record, if any, affecting the above described property.

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