

## MORTGAGE OF REAL ESTATE

ed, has granted, bargained, sold and released and by these Presents does grant, bargain, sell and release unto the said The South Carolina National Bank of Greenville, S. C. :-

All that certain piece, parcel or lot of land situate, lying and being in Ward 2 of the City of Greenville, County and State aforesaid, whereon are located the Otteray Hotel and Carolina Theatre buildings, and bounded on the North by lot of Jane Henry Serrine, on the East by Brown Street, on the South by Oak Street, on the West by North Main Street, and being more particularly described as follows:

Beginning at a point on the north side of Oak Street 23.65 feet from the East side of North Main Street (as projected from the opposite corner of Main and Oak Streets); thence with Oak Street in a South-easterly direction 200 feet 2 inches, more or less, to an iron pin, corner of Brown Street; thence with Brown Street in a North easterly direction 186 feet, more or less, to an iron pin, corner of lot of Jane Henry Serrine; thence with her line in a North westerly direction 274 feet 1 inch, more or less, to an iron pin on the East side of North Main Street; thence with said street 141 feet 11 inches, more or less, to an iron pin; thence with the curve along North Main Street and Oak Street 82 feet, more or less, to the beginning corner.

This being the same property conveyed to Greenville Hotel Company by Piedmont Savings and Investment Company by deed dated September 5, 1907, and recorded in Deed Book 747, page 8, R. M. C. Office for Greenville, County; less, however, two strips of land conveyed to the City of Greenville by deeds dated, respectively, May 10, 1913, recorded in Deed Book 22, page 297, R. M. C. Office for Greenville County, and October 3, 1922, recorded in Deed Book 72, page 195, R. M. C. Office for Greenville County.

Together with the appurtenances and all easements, buildings, improvements, rights, members and hereditaments to the said premises belonging or in anywise incident or appertaining.

It is mutually covenanted and agreed, however, that this mortgage is expressly subject and subordinate to a lease executed by Greenville Hotel Company to Greenville Enterprises, Inc., on August 28, 1933, and recorded on said date in Deed Book Volume 169, page 393, R. M. C. Office for Greenville County, and this mortgage is not intended to cover any equipment or other personal property in said building which belongs to the Greenville Enterprises, Inc. And it is further mutually covenanted and agreed by and between said parties that said mortgage is not to cover any property in any of the buildings on said premises belonging to other tenants of the mortgagor. To have and to hold all and singular the said premises unto the said The South Carolina National Bank of Greenville, S. C., its successors and assigns forever. And the Greenville Hotel Company does hereby bind itself, its successors and assigns to warrant and forever defend all and singular the said premises unto the said The South Carolina National Bank of Greenville, S. C., its successors and assigns, from and against the mortgagor and its successors and assigns and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agrees to insure the build-  
(Over)