

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,)
COUNTY OF GREENVILLE.)

WHEREAS, at a meeting of the Board of Directors of Greenville Community Hotel Corporation duly called and held in Greenville, S. C. on May 8, 1946, resolutions were unanimously adopted authorizing the undersigned officers of this corporation to borrow for its uses and purposes from The Peoples National Bank of Greenville the sum of Seventy-five thousand and No/100 (\$75,000.00) Dollars and to issue therefor a note or notes of said corporation to be dated June 29, 1946 and to secure the same by a mortgage on its property as hereinafter described.

NOW THEREFORE, pursuant to the resolutions of the Board of Directors of the Greenville Community Hotel Corporation duly called and held as aforesaid, KNOW ALL MEN BY THESE PRESENTS, That Greenville Community Hotel Corporation SENDS GREETINGS:

WHEREAS, the said Greenville Community Hotel Corporation in and by its certain promissory note in writing, of even date with these presents, is well and truly indebted to The Peoples National Bank of Greenville, a corporation organized under the laws of the United States of America, in the full and just sum of SEVENTY-FIVE THOUSAND (\$75,000.00) DOLLARS, to be paid in quarterly installments as follows: the sum of Two thousand forty-five and 45/100 (\$2,045.45) Dollars to be paid on the principal on the 29th day of September, 1946, and the sum of \$2,045.45 to be paid on the principal on the 29th day of December, 1946, and the sum of \$2,045.45 thereafter until said principal is paid in full, and each of the months of June and September of each year thereafter until said principal is paid in full, at the rate of three and one-half (3 1/2%) percent per annum, to be computed from date hereof at the rate of three and one-half (3 1/2%) percent per annum, to be paid quarterly on the 29th day of September, December, March and June each year, and if any portion of principal or interest when due to bear interest at seven (7%) percent per annum, all interest not paid when due to bear interest at seven (7%) percent per annum, if any portion of principal or interest be at any time past due and unpaid, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity, it should be placed in the hands of an attorney necessary for the protection of its interest to place, and the holder thereof should place, the said note or this mortgage in the hands of an attorney for any proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses, including a reasonable attorney's fee, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That the said Greenville Community Hotel Corporation, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said The Peoples National Bank of Greenville according to the terms of said note, and also in consideration of the further sum of THREE DOLLARS, to the said Greenville Community Hotel Corporation in hand well and truly paid by the said The Peoples National Bank of Greenville, at and before the signing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these Presents, does grant, bargain, sell and release unto the said THE PEOPLES NATIONAL BANK of Greenville:

All that parcel or lot of land situate on the West side of Main Street, partly on the North side of Court Street, in the City and County of Greenville, South Carolina, and more particularly described as follows:

BEGINNING at a point at the Northwest intersection of Main Street and Public Square, and runs thence along said Public Square N. 67.30 W. 57 feet and 6 inches; thence still along said Public Square S. 22.30 W. 52 feet and 6 inches to Court Street; thence N. 67.30 W. 142 feet, 6 inches to a ten foot alley; thence N. 22.30 E. 100 feet; thence S. 67-30 E. 200 feet to Main Street; thence along said Street S. 22.30 W. 47 feet and 6 inches to the beginning corner.

EMJ WRS

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PAID AND RECEIVED IN FULL THE 29th DAY OF SEPTEMBER, 1946 THE PEOPLES NATIONAL BANK OF GREENVILLE SOUTH CAROLINA C. Henry Cashier WITNESSES: [Signatures]