

MORTGAGE.

State of South Carolina,

County of GREENVILLE

To All Whom These Presents May Concern

Model Homes, Inc.

hereinafter spoken of as the Mortgagor send greeting.

Whereas Model Homes, Inc.

is justly indebted to C. Douglas Wilson & Co., a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of

Thirty-eight Thousand and no/100 Dollars

(\$38,000.00), lawful money of the United States which shall be legal tender in payment of all debts and dues, public and private, at the time of payment, secured to be paid by that one certain note or obligation, bearing even date herewith, conditioned for payment at the principal office of the said C. Douglas Wilson & Co., in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, as the owner of this obligation may from time to time designate, of the sum of

Thirty-eight Thousand and no/100 Dollars (\$ 38,000.00)

with interest thereon from the date hereof at the rate of 4-3/4 per centum per annum, said interest to be paid on the 1st day of July 1953 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the 1st day of August 1953, and on the 1st day of each month thereafter the sum of \$326.97 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of June, 1966, and the balance of said principal sum to be due and payable on the 1st day of July, 1966; the aforesaid monthly payments of \$ 326.97 each are to be applied first to interest at the rate

of 4-3/4 per centum per annum on the principal sum of \$38,000.00 so much thereof as shall from time to time remain unpaid and the balance of each monthly payment shall be applied on account of principal. Said principal and interest to be paid at the par of exchange and net to the obligee, it being thereby expressly agreed that the whole of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinafter provided.

Now, Know All Men, that the said Mortgagor in consideration of the said debt and sum of money mentioned in the condition of the said note and for the better securing the payment of the said sum of money mentioned in the condition of the said note with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns, forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being

near the City of Greenville, in the County of Greenville, State of South Carolina, situate on the southeasterly side of the original single track railroad of Atlanta and Charlotte Airline Railway (now used for a spur track by the Southern Railway Company) and on the southwestern side of the Worley Road, having, according to a plat thereof made by Dalton & Neves, Engineers, March 26, 1953, the following metes and bounds, to-wit:

Beginning at an iron pin on the southwestern side of the Worley Road, which iron pin is 471.5 feet in a northwestern direction from the intersection of said Worley Road and Rutherford Road and at the joint corner of the property of Model Homes, Inc. and the property of W. H. Balentine, and running thence along the line of property of W. H. Balentine, S. 39-59 W. 100 feet to an iron pin; thence continuing with the line of the property of W. H. Balentine, S. 42-26 W. 100 feet to an iron pin at the corner of property belonging to Southern Railway Company; thence along the line of the property of Southern Railway Company, N. 43-40 E. 77 feet to an iron pin, which iron pin is 23 feet southeastwardly from the center of the present spur line track of Southern Railway Company; thence in a northeasterly direction parallel with and at all points 23 feet southeastwardly from the center line of the spur line of the Southern Railway, N. 42-17 E. 100 feet to an iron pin; thence continuing in a northeasterly direction, parallel

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