

REAL ESTATE MORTGAGE

THE STATE OF SOUTH CAROLINA,)
 COUNTY OF GREENVILLE)

GREENVILLE
 OCT 31 12 32 PM '55
 THE FAIRBANKS

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Brookline Fabrics, Inc.

SEND GREETING:

Whereas, It, the said Brookline Fabrics, Inc. hereinafter called the mortgagor 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, S. C., hereinafter called the mortgagee, in the full and just sum of Seventy Five Thousand and No/100 Dollars (\$75,000.00), to be paid as follows:

The sum of \$1250.00 to be paid on the principal on the 28th day of November, 1955, and the sum of \$1250.00 on the 28th day of each month of each year thereafter, up to and including the 28th day of September, 1960, and the balance of the principal then remaining due to be paid on the 28th day of October, 1960, with interest thereon from date at the rate of Five (5%) per centum per annum, to be computed and paid monthly until paid in full; all interest not paid when due to bear interest at the same rate as principal.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, 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 deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including ten (10%) per cent, of the indebtedness as attorney's fees, 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 it, the said mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to it, ~~the~~ said mortgagor in hand and truly paid by the said mortgagee at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said The Peoples National Bank of Greenville, S. C., its successors and assigns, forever:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being on Reedy River about two miles from Greenville, S. C., and having the following metes and bounds, to wit:

BEGINNING at a Beech stump on the bank of Reedy River and running thence S 38-25 E, 701.5 feet to an iron pipe on the right-of-way of railroad and 15 feet from center of track; thence along right-of-way and 15 feet from