

The State of South Carolina,
COUNTY OF Greenville

FILED
GREENVILLE CO. S. C.
FEB 3 10 42 AM 1959

GREENVILLE AND NORTHERN RAILWAY COMPANY

SEND GREETING:

Whereas, it, the said Greenville and Northern Railway Company

hereinafter called the mortgagor(s) in and by its certain promissory note in writing, of even date with these presents,
is well and truly indebted to THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON

hereinafter called the mortgagee(s), in the full and just sum of Thirty Seven Thousand and No/100 - -

----- DOLLARS (\$ 37,000.00), to be paid
at Greenville, in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of
five (5 %) per centum per annum, said principal and interest being payable in
installments as follows:

Beginning on the 27th day of April, 19 59, and on the 27th day of each July, October,
January and April of each year thereafter the sum of \$ 1,177.35, to be applied on the interest
and principal of said note, said payments to continue up to and including the 27th day of October
19 68, and the balance of said principal and interest to be due and payable on the 27th day of January
19 69; the aforesaid quarterly payments of \$ 1,177.35 each are to be applied first to
interest at the rate of five (5 %) per centum per annum on the principal sum of \$ 37,000.00 or
so much thereof as shall, from time to time, remain unpaid and the balance of each quarterly payment
shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the
event default is made in the payment of any installment or installments, or any part hereof, as herein provided, the same shall
bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

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 con-
dition, 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 in-
cluding ten (10%) per cent, of the indebtedness as attorney's fees, this to be added to the mortgage indebtedness, and to be se-
cured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That it, the said mortgagor(s), in consideration of the said debt and sum of money
aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and
also in consideration of the further sum of THREE DOLLARS, to it, the said mortgagor(s) in hand and truly paid by the said
mortgagee(s) 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 SOUTH CAROLINA
NATIONAL BANK OF CHARLESTON, its successors and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate
on the North side of Sulphur Springs Road, near the City of Greenville, in
Greenville County, S.C., being shown as a portion of Lots 25 and 26 on a
plat of Highview Acres, made by Dalton & Neves, Engineers, February 1945,
recorded in the RMC Office for Greenville County, S.C. in Plat Book O, page
123, and having, according to said plat, and a recent survey made by
Dalton & Neves, July 1958, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Sulphur Springs Road, said
pin being located 82 feet West from the joint front corner of Lots 24 and
25 and running thence through Lot 25, N. 15-54 W. 350 feet to an iron pin;
thence S. 87-0 W. 168 feet to an iron pin on the East edge of the right of
way of the Greenville and Northern Railway Company; thence along the East
edge of the right of way of said Railroad, S. 15-54 E. 350 feet to an iron
pin on the North side of Sulphur Springs Road; thence along the North side
of Sulphur Springs Road, N. 87- 0 E. 168 feet to the beginning corner.

This is the same property conveyed to the mortgagor herein by deed of
United Cloth Co., Inc., dated October 13, 1958, recorded in the RMC Office
for Greenville County, S. C. in Deed Book 607, at page 402.