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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OLLIE F. WORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Industrial Storage Corporation

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto M. S. BAILEY & SON, BANKERS

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of One Hundred Thousand & NO/100

DOLLARS (\$100,000.00)

due and payable One (1) year after date with right to anticipate in part or in full at any time

with interest thereon from date at the rate of 5 1/2 per centum per annum, to be paid semi-annually

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery 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 Mortgagee, its successors and assigns: "All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in the City of Greenville, being more particularly described and delineated on a plat of property of John O. Hunt, made by Piedmont Engineering Service, May 13, 1948, as follows: Beginning at a point at the northwestern corner of the intersection of Whitire Street and Academy Street and running along the western side of Academy Street North 24°29' East for a distance of one hundred seventy and forty-five hundredths (170.45') feet to an iron pin; thence turning and running along property of Piedmont and Northern Railway Company North 70°07' West for a distance of one hundred sixty-five and two-tenths (165.2') feet to an iron pin; thence turning and running along property of said Railway Company South 75°50' West for a distance of seventy-two and eight-tenths (72.8') feet to an iron pin; thence turning and running along property of said Railway Company South 49°45' West for a distance of Fifty-two and nine-tenths (52.9') feet to an iron pin; thence turning and running along property of said Railway Company North 85°37' West for a distance of eleven and no-tenths (11.0') feet to an iron pin; thence turning and running along property of said Railway Company South 54°18' West for a distance of one hundred sixty and fifty-five hundredths (160.55') feet to an iron pin on the Eastern side of Cox Street; thence turning and running along said Cox Street South 4°24' East for a distance of one hundred fourteen and no-tenths (114.0') feet to an iron pin in the northeastern corner of the intersection of Cox Street and Johnson Street; thence turning and running along said Johnson Street South 82°41' East for a distance of sixty-seven and four-tenths (67.4') feet to an iron pin; thence turning and running along the north side of Whitire Street North 54°52' East for a distance of ninety-six and six-tenths (96.6) feet to a point; thence turning and running along the north side of Whitire Street North 85°12' East for a total distance of eighty-four and three-tenths (84.3') feet to a point; thence turning and running along the north side of Whitire Street South 85°35' East for a distance of one hundred one-and forty-seven-hundredths (101.47) feet to the point of beginning, being the same property conveyed to the Mortgagor by deed recorded in RMC Office for Greenville County in Deed Book 682, at page 532.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had herefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.