

MORTGAGE OF REAL ESTATE BY A CORPORATION
Offices of Traxler & Turner, Attorneys at Law, Greenville, S. C.

GREENVILLE, S. C.

State of South Carolina

COUNTY OF GREENVILLE

FEB 9 10 33 AM 1962

OUREN, INC.

TO

CITIZENS & SOUTHERN NATIONAL BANK

To All Whom These Presents May Concern: OUREN, INC.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, Ouren, Inc.

a corporation chartered under the laws of the State of South Carolina, is well and truly indebted

to the mortgagee in the full and just sum of Nine Thousand Two Hundred Fifty and No/100 (\$9,250.00) - - - - -

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable on or before six (6) months from date of this Mortgage, and upon demand thereafter,

with interest from date of this Mortgage, at the rate of Six (6%)

percentum until paid; interest to be computed and paid Semi-Annually

until paid in full; all interest not paid when due to bear interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, 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 per cent of the indebtedness as 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 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 said note, and also in consideration of the further sum of Three Dollars to the said 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 said

Citizens & Southern National Bank, its Successors and Assigns, All that certain piece, parcel or lot of land, with the improvements thereon, situate, lying and being in Austin Township, Greenville County, South Carolina, shown and designated as Lot 11 on the northwestern side of Birch Court, in a Subdivision known as Beechwood Hills, a plat of which is recorded in the Office of the R.M.C. for said County in Plat Book QQ at Page 35, according to which said Lot 11 has the metes, bounds, and distances following:

BEGINNING at a point on the northwestern side of Birch Court, joint front corner of Lots 11 and 12, and running thence along the joint line of said lots N. 50-05 W. 281 feet to a point, joint rear corner of said lots; thence S. 40-16 W. 125 feet to a point, joint rear corner of Lots 10 and 11; thence along the joint-line of said lots S. 50-05 E. 281.7 feet to a point on the northwestern side of Birch Court, joint front corner of Lots 10 and 11; thence along the northwestern edge of Birch Court N. 39-55 E. 125 feet to the point of beginning.

PAID AND FULLY SATISFIED
THIS THE 13 DAY OF March 1963
THE CITIZENS AND SOUTHERN NATIONAL
BANK OF SOUTH CAROLINA
GREENVILLE, S. C.

By Robert H. Hines vice president
By Robert Stokes, Jr. asst. Cashier
WITNESS Bobby J. [Signature]
WITNESS Bobby [Signature]

SATISFIED AND CANCELLED OF RECORD
13 DAY OF March 1963
R.M.C. for Greenville County, S.C.
RECORDED IN PLAT BOOK NO. 23075