

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 16 9 07 AM 1962

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Taddeo Construction and Leasing Corporation
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Ira A. Giles, Jr.
(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

Fifty Thousand and no/100 DOLLARS (\$ 50,000.00)
due and payable on or before November 1st, 1962

with interest thereon from November 1st, 1962 (maturity) date at the rate of six per centum per annum, to be paid: quarterly

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, on the Northeastern side of Cedar Lane Road and the Eastern side of Orchid Drive and having, according to a plat prepared by C. F. Webb, R. L. S., dated December 23, 1961, the following courses and distances, to-wit:

BEGINNING at an iron pin on the Northeastern side of Cedar Lane Road, at the joint front corner of property described hereon and of that heretofore conveyed by Ira A. Giles, Jr. to Taddeo Construction and Leasing Corporation and running thence with the Northeastern side of Cedar Lane Road S. 45-22 E. 305 feet, more or less, to a point, said point being N. 45-22 W. 166.3 feet from the joint corner of property acquired by Ira A. Giles, Jr. from the Hendrix Estate and that now occupied by Bond Bread, and being the Southeastern corner of the Giles property; thence along the line of Giles, N. 34-18 E. 760 feet, more or less, to a point, said point being N. 56-00 W. 152.2 feet from the Northeastern corner of property acquired by Giles from Hendrix; thence N. 56-00 W. 525 feet, more or less, to a point on the Eastern side of Orchid Drive; thence with Orchid Drive S. 34-18 W. 117.7 feet to a point, corner of the aforementioned Taddeo property; thence along line of Taddeo S. 55-42 E. 225 feet and S. 34-18 W. 591.4 feet to a point on the Northeastern side of Cedar Lane Road, the beginning corner.

This is a purchase money mortgage.

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 therefrom, 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.

PAID AND SATISFIED IN FULL THIS
THE 18 DAY OF Jan 1962
THE FIDELITY AND SECURITY BANK
GREENVILLE, SOUTH CAROLINA

Ray L. Henderson Pres. V. P.
Cashier
Witness Ira A. Giles, Jr.
Joseph Keith

RECEIVED AND CASHED
18 DAY OF January 1962
Ollie Farnsworth
E. M. POAG, GREENVILLE, S. C.
AT 7:15 P. M. NO. 45-75