

MORTGAGE OF REAL ESTATE BY A CORPORATION

Offices of Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

FILED

GREENVILLE CO. S. C.;

State of South Carolina

MAY 13 11 39 AM 1963

COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern: CREE COMPANY, a corporation organized and existing under the laws of the State of South Carolina, (herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, Cree Company,

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 Three Hundred Forty Thousand and No/100ths (\$340,000.00)-----

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable in semi-annual principal installments of \$17,000.00, commencing on the 1st day of October, 1963, and on the first day of each April and October thereafter until fully paid, with interest from date at the rate of five and one-half (5½%) percent per annum on the entire unpaid principal balance payable with each such installment of principal, the final payment of principal and interest, if not sooner paid, being due and payable on the 1st day of April, 1973.

~~with the amount of~~

~~at the rate of~~

~~for the term of~~

~~with the amount of~~ 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

KANAWHA INSURANCE COMPANY, its successors and assigns:

All that piece, parcel or lot of land located on the Southwestern side of S.C. Highway 291 near the city limits of Greenville, Greenville County, State of South Carolina, and being particularly shown and described on a plat prepared by C.B. Dawsey, R.L.S., for E.E. Stone, III, in August, 1962, as follows:

BEGINNING at an iron pin on the Southwestern side of Highway 291 By-Pass, the joint front corner with lands of Maros, Inc., and running thence along the line of Maros, Inc., and along the line of other lands of E.E. Stone, III S. 28-45 W. 400 feet to an iron pin; thence N. 81-32 W. 234 feet to an iron pin; thence N. 4-23 E. 227 feet to an iron pin; thence N. 25-16 W. 302.5 feet to an iron pin; thence N. 12-25 E. 162 feet to an iron pin on the Southwestern side of S.C. Highway 291; thence along the Southwestern side of said highway S. 54-30 E. 600 feet to the point of beginning.