

State of South Carolina
COUNTY OF GREENVILLE

} CLERK OF COURT

To All Whom These Presents May Concern:

COFFEE ST. REALTY CO.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, Coffee St. Realty Co.,

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 One Hundred Seventy Thousand And No/100 (\$170,000.00)

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable

on or before September 15, 1967

with interest from _____ date _____, at the rate of six percentum until paid; interest to be computed and paid at maturity

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

The Peoples National Bank, Greenville, S. C., its successors and assigns:

All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, at the northwest corner of the intersection of East Coffee and North Irvine Streets and having according to a plat of the property of Frank M. Daniels, made by Dalton & Neves, August, 1945 and of record in the R. M. C. Office for Greenville County in Plat Book B at Page 1, the following metes and bounds, to-wit:

Beginning at the corner of a wall at the northwest intersection of said streets and running thence with North Irvine Street N. 20-35 E. 102.3 feet to iron pin; thence N. 68-25 W. 101.3 feet to iron pin; thence S. 21-00 W. 103.7 feet to iron pin on north side of East Coffee Street; thence with said street S. 69-14 E. 102.1 feet to the beginning corner.

Paid and Satisfied in Full this
the 21 day of NOVEMBER 1967

THE PEOPLES NATIONAL BANK
Greenville, South Carolina

Marshall C. Pickens

asst.
Pres.
Cashier

Witness Bob Graydon

Janet Copeland

SATISFIED AND CANCELLED OF RECORD

22 DAY OF Nov. 1967

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:13 O'CLOCK A. M. NO. 14749