

P. I. C. LOAN NUMBER APR 2 3 32 PM 1968

State of South Carolina, } ss.
COUNTY OF GREENVILLE

THIS MORTGAGE, made the 18th day of March, 1968, between Blake P. Garrett, David H. Garrett, David Tobe Garrett, Stewart Hunter Garrett, Blake P. Garrett, Jr. and Mason Y. Garrett, partners doing business as Garrett and Garrett, of the County of Greenville State of South Carolina, hereinafter called Mortgagor, and THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, a New Jersey corporation, having its principal office in Newark, New Jersey, hereinafter called Mortgagee.

WHEREAS, Mortgagor is indebted to Mortgagee for money loaned, to secure the payment of which Mortgagor has executed and delivered to Mortgagee a note of even date herewith, in the principal sum of Fifty-five Thousand and No/100-----

Dollars (\$ 55,000.00),

payable to the order of Mortgagee at its aforesaid principal office or at such other place as the holder thereof may designate in writing, said principal sum being payable as set forth in said note with interest at the rate set forth therein, the balance of said principal sum with interest thereon maturing and being due and payable on ~~October 15~~ March 15 19 83, to which note reference is hereby made.

NOW, THEREFORE, Mortgagor, in consideration of the aforesaid debt, and also in consideration of the further sum of Three Dollars to him in hand paid by Mortgagee, receipt whereof is hereby acknowledged, and for the purpose of securing (1) payment of said indebtedness as in said note provided, (2) payment of all other moneys secured hereby and (3) the performance of all the covenants, conditions, stipulations and agreements herein contained, does by these presents grant, bargain, sell and release to Mortgagee, its successors and assigns, the following described real estate situated in ~~the~~ near the Town of Simpsonville, Greenville County, South Carolina:

ALL that piece, parcel or lot of land together with buildings and improvements now or hereafter situate thereon lying near Simpsonville on the Eastern side of U. S. Highway No. 276 and the Northern side of Curtis Street in Greenville County, South Carolina, being a part of property shown as 2.27 acres on a survey of the property of Georgia M. Bannister and Gladys M. Lynch, recorded in the RMC Office for Greenville County, S. C. in Plat Book BBB, page 31, and having according to a more recent plat or a survey for Wal-Tuo, Inc. made by Carolina Engineering & Surveying Company, dated January 26, 1968, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Eastern side of U. S. Highway No. 276 at the corner of property of Wal-Tuo, Inc. as shown on a plat recorded in the RMC Office for said County and State in Plat Book LLL, page 135 (said iron pin being located 128.4 feet from the intersection of U. S. Highway No. 276 with Curtis Street) and running thence along said side of said highway, N. 36-30 W., 104.4 feet to an iron pin; thence N. 57-42 E., 325.7 feet to an iron pin; thence S. 39-30 E., 23.9 feet to an iron pin; thence S. 72-40 W., 5.1 feet to an iron pin; thence S. 18-50 E., 296 feet to an iron pin on Curtis Street; thence along the Northern side of Curtis Street, S. 64-41 W., 42.6 feet to an iron pin; thence N. 32-15 W., 199.4 feet to an iron pin; thence S. 57-46 W., 203.8 feet to an iron pin, the point of beginning.

The Mortgagor further covenants that the parking areas, drives, and loading area of approximately 32,000 square feet shall be maintained constantly and that without the prior written consent of the Mortgagee no buildings or other structures shall be erected thereon and no new buildings or additions to existing buildings shall be erected on the remainder of the security.

The Mortgagor herein covenants that it will furnish to the Mortgagee each year a sworn itemized statement of annual income and expense with respect to the premises herein conveyed.

SATISFIED AND CANCELLED OF RECORD
12 73 DAY OF April 19 83
Dannie H. [Signature]
M. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10 43 O'CLOCK A. M. NO 26306

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 810 PAGE 461

The Substantive Commitment, All of the facts, 1119 10:43 AM '83