

MORTGAGE OF REAL ESTATE BY A CORPORATION
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MAY 20 12 41 PM 1968

State of South Carolina
COUNTY OF GREENVILLE

To All Whom These Presents May Concern: AMERICAN SCENIC REALTY COMPANY, INC.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, American Scenic Realty Company, 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 Sixty-seven Thousand, Five Hundred and No/100

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

\$685.23 on the 1st day of August, 1968 and a like amount on the first day of each month thereafter, payments to be applied first to interest and the balance to principal.

with interest from _____ date _____, at the rate of Six and three-fourths (6 3/4%) percentum until paid; interest to be computed and paid monthly

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 see 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 OF GREENVILLE, SOUTH CAROLINA, its successors and assigns,

ALL that certain piece, parcel or tract of land in the County of Greenville, State of South Carolina, situate, lying and being on the Northern side of McBee Boulevard and the Eastern side of Poplar Street and according to a plat by Piedmont Engineers and Architects dated June 15, 1967, having the following metes and bounds, to-wit:

BEGINNING at the Northeast intersection of McBee Boulevard and Poplar Street and running thence with Poplar Street, N. 40-10 W. 390.33 feet to a point on the eastern edge of Poplar Street; thence N. 48-15 E. 179.0 feet to a point; thence N. 40-49 W. 40 feet to a point; thence N. 58-14 E. 204.33 feet to a point; thence S. 40-51 E. 321.65 feet to a point; thence S. 40-49 E. 173.9 feet to a point on the northern edge of McBee Boulevard; thence with McBee Boulevard, S. 62-58 W. 396.58 feet to the point of beginning.

Handwritten signatures and initials, including "RA" and "J. N. Daniel, Jr."

FOR SATISFACTION TO THE MORTGAGEE SEE SATISFACTION BOOK 1092 PAGE 637