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BOOK 1163 PAGE 257

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS I, Farrell E. Runyan, well and truly indebted to Howard Memorial Christian Education Fund, Inc., a North Carolina corporation with its principal office in Buie's Creek, Harnett County, North Carolina, in the full and just sum of ELEVEN THOUSAND EIGHT HUNDRED EIGHTY DOLLARS (\$11,880.00), in and by one certain promissory note in writing of even date herewith, due and payable as follows:

FORTY DOLLARS (\$40.00) on the first day of August 1970 and FORTH DOLLARS (\$40.00) on the first day of each and every calendar month thereafter to and including July 1, 1973, which monthly payments shall be applied to the reduction of the principal indebtedness; FORTY DOLLARS (\$40.00) plus accrued interest on August 1, 1973, and FORTY DOLLARS (\$40.00) plus accrued interest on the first day of each and every calendar month thereafter until said principal and interest shall be paid in full.

With interest from July 1, 1973, at the rate of six per centum (6%) per annum until paid; interest to be computed and paid monthly and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That I, the said Farrell E. Runyan, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Howard Memorial Christian Education Fund, its successors and assigns:

All that 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, in Saluda Township, containing 6.75 acres, more or less, and being situate on the southern side of S. C. Highway No. 11, and being a portion of the W. C. Bramlett property, and being described as follows:

BEGINNING in the center of S. C. Hwy. 11 and running thence S. 35-10 E. 246 feet to an iron pin; thence N. 64-50 E. 220 feet to an iron pin; thence

W. A. JOHNSON, ATTORNEY AT LAW, LILLINGTON, N. C.