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MORTGAGE OF REAL ESTATE BY A CORPORATION

ELIZABETH BRYANT, FERRY, BRYANT, MARION & JOHNSTONE, Attorneys at Law, Greenville, S. C.
R.M.C.

State of South Carolina
COUNTY OF GREENVILLE

PURCHASE MONEY MORTGAGE

To All Whom These Presents May Concern:

Barkay Investments, Inc. (herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor, Barkay Investments, Inc.,

a corporation chartered under the laws of the State of Florida, is well and truly indebted

to the mortgagee in the full and just sum of Eighteen Thousand Seven Hundred Fifty (\$18,750.00)

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable in five equal annual installments of \$3,750.00 each, beginning one year from the date hereof and continuing on a like day of each succeeding year thereafter

with interest from date, at the rate of Eight

percentum until paid; interest to be computed and paid annually at the same time as, and in addition to the aforesaid principal payments, 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 heroby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Hugh B. Croxton and H. Caldwell Harper, their heirs and assigns:

All that piece, parcel or lot of land situate, lying and being on the southwestern side of Huntington Road near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 63 as shown on a plat of Sheet No. 3 of Huntington Subdivision, prepared by Piedmont Engineers and Architects, dated May 4, 1968, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book WW at page 23, and having according to said plat the following metes and bounds:

BEGINNING at the joint front corner of Lots Nos. 62 and 63 and running thence with the line of Lot No. 62 S. 63-06 W. 481.47 feet to an iron pin; thence S. 22-17 E. 283 feet to an iron pin; thence