

FILED
GREENVILLE CO. S. C.
FEB 13 10 57 AM '77
DONNIE S. TARKER SLEY
R.M.C.

BOOK 1301 PAGE 687

STATE OF SOUTH CAROLINA,
County of Greenville

To All Whom These Presents May Concern:

WHEREAS, BROAD REALTY, INC., its successors and assigns

hereinafter called the mortgagor(s), is (are) well and truly indebted to RUTH'S FASHIONS, INC.,
a corporation hereinafter called the mortgagee(s),

in the full and just sum of FOURTEEN THOUSAND and No/100 (\$14,000.00)-----

Dollars, in and by a certain promissory note in writing of even date herewith, due and payable as follows:
The sum of \$148.50 on the 1st day of December, 1973, and the sum of \$148.50 on the 1st day of each month thereafter until paid in full; payments to be applied first to interest and the balance to principal.
with interest from date at the rate of FIVE (5%)----- per centum per annum until paid; interest to be computed and paid monthly and if unpaid when due to bear interest at the same rate as principal until paid, and the mortgagor(s) has (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 an attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That the said mortgagor(s) 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 the mortgagor(s) 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 mortgagee(s) the following described real property:

ALL that lot of land in the County of Greenville, State of South Carolina, in the City of Greenville, shown on Plat of C. C. Coleman, Jr., recorded in the R.M.C. Office for Greenville County in Plat Book 4-A, Page 121, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southwestern side of Markley Alley at the corner of C. F. Sauer Company and the northeast corner of this tract, and running thence along said alley, N. 67-14 W. 147.16 feet to an iron pin; S. 22-26 W. 55 feet to an iron pin; thence S. 32-42 E. 514 feet to an iron pin; thence S. 20-51 W. 17.05 feet to a point on the A.C.L. Railroad siding; thence along it, S. 31-47 E. 10.5 feet to an iron pin; thence continuing with said siding S. 32-31 E. 90 feet to the corner of C. F. Sauer; thence N. 57-24 E. 48.04 feet to an iron pin; thence S. 32-31 E. 10 feet to an iron pin on an open Court; thence with said open Court, S. 66-34 E. 29.92 feet to an iron pin at the corner of C. F. Sauer; thence N. 19-44 E. 99.26 feet to the point of Beginning, and being the same property conveyed to the mortgagor by deed filed contemporaneously herewith.



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