

GREENVILLE AD
1-2-69

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MORTGAGE OF REAL ESTATE BY A CORPORATION
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Clarkton Mills, Inc., a corporation chartered under the laws of the State of N. Carolina (hereinafter referred to as Borrower) is well and truly indebted unto J. S. Singletary (hereinafter referred to as Mortgagee) as evidenced by the Borrower's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of one Hundred Twenty thousand and No/100 (\$120,000.00) Dollars due and payable four (4) months after date with interest thereon from date at the rate of nine (9%) percent per annum, to be paid four (4) months after date.

WHEREAS, the Borrower may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Borrower's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That Westboro Weaving Co., Inc., a Corporation organized under the laws of the State of New York (hereinafter referred to as Mortgagor), in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor or Borrower may be indebted to the Mortgagee at any time for advances made to or for their account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the 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 Mortgagee, the Mortgagee's heirs, successors and assigns:

All that certain piece, parcel or tract of land together with improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the southern side of the Seaboard Coastline Railroad right-of-way near the intersection of said railroad right-of-way and Laurens Road, and having the following metes and bounds according to plat entitled "Property of Westboro Weaving Co." by Dalton & Neves dated October, 1914, recorded in plat book H, pages 259 and 260:

BEGINNING at a pipe located on the southern right-of-way line of the Seaboard Coastline Railroad (formerly C & W C Railroad), which pipe is located 575 feet in a northeasterly direction from the centerline of the Laurens Road, and from said point of beginning running with the southern right-of-way line of said railroad N 74-05 E 105 feet to a point; thence continuing with the curve of said railroad right-of-way line the chord of which is N 83-33 E 364.7 feet to a point; thence continuing with said railroad right-of-way line S 86-50 E 40 feet to a pipe; thence leaving said railroad right-of-way and running S 18-0 E 147.4 feet to a pipe; thence S 72-0 W 500 feet to a pipe; thence N 18-0 W 240 feet to a pipe.

ALSO, all that certain piece, parcel or tract of land together with improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, adjoining the above described tract and having the following metes and bounds according to plat entitled "Survey for Lullwater Syndicate, Inc. by Carolina Engineering & Surveying Co. dated September 3, 1969:

BEGINNING at a point on the northern edge of East Washington Street Extension, which point is located a distance of 204.7 feet from the intersection of East Washington Street Extension and Laurens Road, and running thence N 32-54 W 83.9 feet to a point; thence N 65-38 W 147.5 feet to a point; thence N 73-25 W 75.4 feet to a point in the southern right-of-way line of the Seaboard Coastline Railroad (formerly A C L Railroad); thence with said railroad right-of-way N 73-56 E 223.3 feet to a point at the corner of property hereinabove described; thence with the line of the property hereinabove described S 17-18 E 209 feet to a point; thence S 59-58 W 26.5 feet to the point of beginning.

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