

MORTGAGE OF REAL ESTATE—Prepared by J. B. Ricketts, Attorney at Law, Greenville, South Carolina

The State of South Carolina,

County of Greenville.

To All Whom These Presents May Concern:

We, T.B.Thomas, Sr. and Wilhelmina G. Thomas,

SEND GREETING:

Whereas, we, the said T.B.Thomas, Sr. and Wilhelmina G. Thomas,

hereinafter called the mortgagor(s)

in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to The First National Bank of Greenville, S.C., as Administrator C.T.A. of the Estate of William G. Perry, Deceased,

hereinafter called the mortgagee(s), in the full and just sum of -----

Fifteen Hundred and No/100----- DOLLARS (\$1500.00), to be paid in monthly installments of \$45.64 each, payments to be applied first to interest and the balance to be applied to principal, the first payment falling due October 1, 1952 and one of the remaining payments falling due on the first day of each and every month thereafter until the entire indebtedness has been paid,

with interest thereon from date

at the rate of six percentum per annum, to be computed and paid

monthly

until paid in full; all interest not paid when due to bear interest at the same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, then 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 his 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(s) promise to pay all costs and expenses including 10 per cent. of the indebtedness as attorney's fees, 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 we, the said mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to us, the said mortgagor(s), in hand well and truly paid by the said mortgagee(s) at and before the signing 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 The First National Bank of Greenville, S.C. as Administrator C.T.A. of the Estate of William G. Perry, deceased,

All that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot Number Nine as shown on plat of property of D.M. Minus, which plat is of record in the R.M.C. office for said County and State in Plat Book "F" at page 146, reference to which is hereby made, said lot of land being described by metes and bounds as follows, to wit:

Beginning at an iron pin at the intersection of an alley fronting Sterling School, known as Minus Street, with another alley running at right angles thereto, and running thence along the Eastern side of the last mentioned alley North 18½ East Seventy-five feet to an iron pin at the corner of Lot Number Five as shown on said plat; thence with the line of Lot Number Five, South 76 East Fifty feet to an iron pin in the rear line of Lot Number Three; thence with the line of Lots Number Three, Two and One, South 18½ West Seventy-five feet to the alley known as Minus Street; thence with the Northern side of said alley North 77½ West Fifty feet to the beginning corner. Said lot of land is shown on the County Block Book as Lot Number 4, Section 10, page 113 and on it is situated the dwelling house known as Number 96 Minus Street.

This is the same lot of land conveyed to the mortgagors herein by deed of Mamie Minus, dated December 23, 1946 and recorded in Deed Book 304 at page 151 in the R.M.C. office for said County and State.