

THE STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

AUG 23 1 51 PM '58 BOOK 572 PAGE 137

To All Whom These Presents May Concern:

We, T.E. Cowart and Ellen L. Cowart, SEND GREETING:

Whereas, WE, the said T. E. Cowart and Ellen L. Cowart,
in and by OUR certain promissory note in writing, of even date with these
Presents, are well and truly indebted to J. W. Hembree,

in the full and just sum of TWO THOUSAND and no/100 (\$2,000.00) DOLLARS, to be paid as follows: TWENTY FIVE (\$25.00) DOLLARS on 27th day of September, 1953, and a ~~to be paid~~ like sum on the 27th day of each and every succeeding Calendar month thereafter, each of said payments to be applied first to interest and then to the principal balance owing from month to month, until paid in full both as to principal and as to interest,

with interest thereon from date
at the rate of Six per centum per annum, to be computed and paid monthly, as above,

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 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 promises to pay all costs and expenses including 10 per cent. of the indebtedness as attorneys' 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 T.E. Cowart and Ellen L. Cowart,
in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said J. W. Hembree
according to the terms of the said note, and also in
consideration of the further sum of Three Dollars, to us, the said T.E. Cowart and Ellen L.
Cowart, in hand well and truly paid by the said J. W. Hembree,

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 J. W. Hembree, his heirs and assigns,

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on the Hembree Road, and, according to plat made by J. C. Hill, L. S., August 25, 1953, having the following metes and bounds, to-wit:

BEGINNING at a point, iron pin, on northeastern side of Hembree Road, and which point is 144.7 feet northeasterly from original corner, and running thence N. 24-30 E. 125.3 feet along northeastern side of Hembree Road to point, iron pin, original corner; thence S. 75 E. 139 feet to point, iron pin, original corner; thence S. 24-30 W. 144.4 feet to point, iron pin; thence N. 65-15 W. 139.5 feet to the point of beginning; and containing 42/100 (0.42) of an acre, more or less.

The above described property is the same this day conveyed to us by J. W. Hembree by deed of this date to be recorded along with this mortgage.

This mortgage is given to secure the payment of a part of the purchase price for said property and is a purchase money mortgage.

This is a first mortgage over the above described property and there are no other mortgages, judgments, nor other liens or encumbrances over or against same prior to this mortgage.

It is understood and agreed that the failure of the mortgagors to pay any installment of taxes, public assessments or insurance premiums,

Witness
Edward B. Springfield
Paid in full
J. W. Hembree
12-23-1957

SATISFIED AND CANCELLED OF RECORD
3 DAY OF January 1958
Ollie J. Armistead
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 4:29 O'CLOCK P. M. NO. 232