

MORTGAGE OF REAL ESTATE—Form Prepared by Haynsworth & Haynsworth, Attorneys at Law, Greenville, S. C.

The State of South Carolina,

County of GREENVILLE

AUG 29 3 51 PM 1949
OLLIE FARMGORT
R.M.C.

To All Whom These Presents May Concern:

I, O. W. SUTTON,

SEND GREETING:

Whereas, I, the said O. W. Sutton,
in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to The First National Bank of Greenville, S. C., as Trustee under Agreement with Huntington & Guerry, Inc., dated August 6, 1949, in the full and just sum of Ten Thousand and No/100ths (\$10,000.00) Dollars,

, to be paid in semi-annual installments as follows:
\$1,500.00 on the first day of January, 1955; \$1,500.00 on the first day of July, 1955; \$1,500.00 on the first day of each January and July thereafter, except the final installment which shall be due and payable on the first day of July, 1957, which shall be in the amount of \$2,500.00,

, with interest thereon from date

at the rate of five per centum per annum, to be computed and paid on the same date as principal payments and in addition thereto

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, 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 or 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 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 I, the said O. W. Sutton

, in consideration of the said debt and

sum of money aforesaid, and for the better securing the payment thereof to the said The First National Bank of Greenville, S. C., as Trustee under Agreement with Huntington & Guerry, Inc., dated August 6, 1949,

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said O. W. Sutton

, in hand well and truly paid by the said The First National Bank of Greenville, S. C., as Trustee under Agreement with Huntington & Guerry, Inc., dated August 6, 1949, 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 Trustee under agreement with Huntington & Guerry, Inc., dated August 6, 1949:

Parcel No. 1

All that certain piece, parcel or lot of land situate, lying and being on the South side of Morningdale Drive, near the City of Greenville, County of Greenville, State of South Carolina, shown on plat of "Northgate" recorded in the R. M. C. Office for Greenville County in Plat Book G, pages 135 and 136, and having according to survey made by R. E. Dalton, Engineer, May 2, 1938, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Morningdale Drive, which iron pin is 79.4 feet from the joint corner of Lots Nos. 3 and 4 of Block I, running on a course S. 68-02 E. and from said beginning corner, running thence