

VOL 610 PAGE 100

THE STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, I, the said Horace A. Pulliam, in and by my certain note in writing, of even date with these Presents, am well and truly indebted to Calvin F. Cox in the full and just sum of Seven hundred ~~XXXXXXXXXX~~ and (\$700.00) no/100 dollars, to be paid Ninety (90) days from date hereof

with interest thereon from date at the rate of per centum per annum, to be computed and paid at maturity 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 I, the said Horace A. Pulliam, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Calvin F. Cox, his heirs and assigns forever, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said Horace A. Pulliam, in hand well and truly paid by the said Calvin F. Cox

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 Calvin F. Cox all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on Dukeland Drive between Christopher street and Merriweather street, in the Ethel Y. Perry sub-division situate in the Sans Souci section of Greenville County about three miles north of the city of Greenville, said lot being known and designated as lot No. 46 on plat of said property recorded in the office of the Register of Mesne and Conveyance for Greenville County in Plat Book "BB" at page 81, which plat is hereby referred to and made a part hereof, and said lot has the following lines, courses and distances:

BEGINNING at an iron pin on the northern edge of a three foot sidewalk running along Dukeland Drive, said pin being the joint corner of lots numbered 22, & 46; thence along the northern edge of said sidewalk, S. 89-11 W. 75 feet to an iron pin, joint corner of lots #46 and #47; thence along the eastern line of lot #47 N. 3-40 W. 106 ft. to an iron pin, joint corner of lots #46 and 47; thence N. 8-37 E. 80.9 ft. to an iron pin, joint rear corner of lots #46 and #22; thence along the western line of lot #22 S. 0-49 E. 117.9 ft. to an iron pin, the point of beginning.

Said property is in a restricted district, and is sold subject to the following restrictions which constitute a part of the consideration therefor, and shall be effective for a period of twenty-five (25 years from the date of April 19, 1954: 1. Said property shall be used for residential purposes only. 2; No house shall be erected thereon at a cost of less than four thousand dollars (\$4000.) 3. No property shall be erected thereon closer than 25 feet of the northern edge of said sidewalk running along Dukeland Drive

Witness
Bessie Cox
Mrs. Everette B. Mauney
Paid in full
Calvin F. Cox

4 Oct. 54
Ocie Jarnsworth
11:36 A. 22500