

BOOK 791 PAGE 116

The State of South Carolina,
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JUN 10 10 24 AM 1959

ROSA FAIR DOUGLAS

OLLIE F. SWORTH
R. M. C.

SEND GREETING:

Whereas, I, the said Rosa Fair Douglas

hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to CITIZENS & SOUTHERN NATIONAL BANK OF SOUTH CAROLINA (Greenville, S.C. Branch)

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

Twenty Five Thousand and no/100 - - - - - DOLLARS (\$ 25,000.00), to be paid at Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of five (5 %) per centum per annum, said principal and interest being payable in monthly

installments as follows:

Beginning on the 10th day of July, 19 59, and on the 10th day of each month each year thereafter the sum of \$265.18, to be applied on the interest and principal of said note, said payments to continue up to and including the 10th day of May 19 69, and the balance of said principal and interest to be due and payable on the 10th day of June 19 69; the aforesaid monthly payments of \$ 265.18 each are to be applied first to interest at the rate of five (5 %) per centum per annum on the principal sum of \$25,000.00 or so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as herein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due at the option of the holder thereof, 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 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 ten (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 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 me, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Citizens & Southern National Bank of South Carolina, its successors and assigns, forever:

ALL that tract of land with the buildings and improvements thereon, situate on the North side of U.S. Highway I-85, near the City of Greenville, in Greenville County, South Carolina, being shown as a portion of Tract 12 on plat of Parkins Lake Development, made by Dalton & Neves, Engineers, January 1954, recorded in the RMC Office for Greenville County, S.C., in Plat Book GG, page 39, and having according to a recent survey made by Dalton & Neves, April 1959, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of U.S. Highway I-85 and the joint line of Tracts 11 and 12 and running thence along the line of Tract 11, N. 31-0 W., 337 feet to a point in the high water mark of Parkins Lake; thence with the high water mark of Parkins Lake, the traverse line being as follows: S. 9-28 E., 163 feet; S. 65-38 W., 35 feet; N. 31-19 W., 148 feet; N. 42-44 W., 118 feet; and N. 73-04 W., 280 feet to a point in the high water mark of said Parkins Lake; thence S. 57-09 W., 200 feet to an iron pin in line of property of Greater Greenville Sewer District Commission; thence along said property, S. 31-22 E., 500 feet to an iron pin on the North edge of U.S. Highway I-85; thence with said highway, N. 78-28 E., 254.5 feet; thence N. 11-32 W., 10 feet; thence still with said highway, N. 78-28 E., 277 feet to the beginning corner and contains 5.23 acres.

PAID AND FULLY SATISFIED

THIS THE 4 DAY OF June 1969

THE CITIZENS AND SOUTHERN NATIONAL

BANK OF SOUTH CAROLINA

GREENVILLE, S. C.

By *Queen G. Shell, Jr. Vice President*

By _____

WITNESS *Patricia A. Howard*

WITNESS *Elizabeth G. Jones*

SATISFIED AND CANCELLED OF RECORD

5 DAY OF June 1969

Ollie F. Sworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 12:07 O'CLOCK P. M. NO. 29225