

OCT 9 10 49 AM '69

OLLIE FARNSWORTH  
R. M. C.

The State of South Carolina,  
COUNTY OF ~~GREENVILLE~~ GREENVILLE

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, We , the said Floyd M. Spearman and Verletta E. Spearman  
hereinafter called the mortgagor(s)

in and by our certain promissory note in writing, of even date with these presents,

well and truly indebted to Leonard Ferguson

hereinafter called the mortgagee(s), in the full and just sum of One Thousand Five Hundred

and No/100 DOLLARS (1,500.00 ), to be paid

\$50.00 per month, beginning with \$50.00 on November 1, 1969 and  
continuing with \$50.00 on the 1st day of each and every month  
thereafter until paid in full, with each monthly payment to be  
first applied on interest and any balance applied on principal

, with interest thereon from date

at the rate of 6% percentum per annum, to be computed and paid

monthly as above set forth

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 un-  
paid, then the whole amount evidenced by the 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 indebt-  
edness, 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 term 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 Leonard Ferguson, his heirs and assigns forever:

"All that certain piece, parcel or lot of land lying and being  
situate in the State of South Carolina, County of Greenville, containing  
6.42 acres, more or less, according to plat of Dean C. Edens, Surveyor,  
dated September 24, 1969, reference to which is hereby made for a more  
complete and accurate description, and being thereon more fully described  
as follows, to-wit:

"BEGINNING on an iron pin at northwestern corner of the property  
herein described; thence along center line of Matthew's Creek in a south-  
westerly direction to an iron pin at corner of lot now owned by Spearman;  
thence along Spearman property line S77E 128 feet to an iron pin; thence  
continuing along Spearman property line S10-30W 70 feet; thence continuing  
S10-30W to center line of Greenville Water line; thence running along center  
of Greenville Water line S88-30E 452 feet to an iron pin on line of property  
of A. E. Ferguson; thence along A. E. Ferguson property line N13-30E 464  
feet to an iron pin on John Burgess property line; thence along John  
Burgess property line N71W 483 feet to the point of BEGINNING,, and being  
bounded on the north by property of John Burgess, on the east by property  
of A. E. Ferguson, on the south by other property of Leonard Ferguson (   
center of Greenville water line being the line), bounded on the west by  
center of Matthew's Creek.