

MORTGAGE OF REAL ESTATE—Prepared by Rainey, Fant &amp; Horton, Attorneys at Law, Greenville, S. C.

FILED  
GREENVILLE, CO. S. C.

The State of South Carolina,

COUNTY OF GREENVILLE

APR 16 4 48 PM '71  
OLLIE FARNSWORTH  
R. M. C.

SEND GREETING:

Whereas, we the said William B. Sykes, Jr. and Jane Brewer Sykes hereinafter called the mortgagor(s) in and by their certain promissory note in writing, of even date with these presents, are well and truly indebted to Benny T. Bootle

hereinafter called the mortgagee(s), in the full and just sum of Three Thousand Six Hundred and 00/100

DOLLARS (\$3,600.00), to be paid at in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of seven and one-half (%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 10th day of May, 19 71, and on the 10th day of each month of each year thereafter the sum of \$ 49.99, to be applied on the interest and principal of said note, said payments to continue up to and including the 10th day of March 19 79, and the balance of said principal and interest to be due and payable on the 10th day of April 19 79; the aforesaid monthly payments of \$ 49.99 each are to be applied first to interest at the rate of seven & one-half (%) per centum per annum on the principal sum of \$ 3,600.00 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 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 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 Benny T. Bootle, heirs successors and assigns.

ALL that piece, parcel or lot of land lying and being at the northern corner of Valerie Drive and Andrea Lane, near the City of Greenville, Greenville County, State of South Carolina and being known and designated as the greater portion of Lot 26 as shown on Map No. 2 of Liberty Park, prepared by Dalton & Neves in August 1958 and recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book MM, Page 39, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Andrea Lane at the joint front corner of Lots 26 and 27 and running thence with the common Boundary of said Lots 26 and 27 N. 39-35 W. 151.5 feet to an iron pin in the line of Lot 25; thence running with the line of Lot 25 S. 50-28 W. 99.9 feet to a concrete monument on the eastern side of Valerie Drive; thence running with the eastern side of Valerie Drive S. 20-15 E. 125 feet to an iron pin at the corner of Valerie Drive and Andrea Lane; thence running with the curve of the intersection of Andrea Lane and Valerie Drive (the chord being S. 73-00 E. 30.3 feet) to an iron pin on the northern side of Andrea Lane; thence running with the northern side of Andrea Lane N. 54-15 E. 125 feet to an iron pin, the point of beginning.