

The State of South Carolina,
County of Greenville.

AUG 12 9 09 AM 1953

CLIE FARNSWORTH
R.M.C.

To All Whom These Presents May Concern:

I, WILBUR A. AUSTIN,

SEND GREETING:

Whereas, I, the said Wilbur A. Austin,
in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to Theodore C. Stone and The South Carolina National Bank as Administrators of the Estate of Nettie S. Stone, deceased in the full and just sum of Four Thousand (\$4,000.00) Dollars,
~~to be paid~~ payable in quarterly installments of Three Hundred (\$300.00) Dollars each on the 11th day of November, February, May and August of each year until said principal sum is paid in full

with interest ~~thereon~~ on the unpaid balance thereof at the rate of five ^(5%) per centum per annum, to be computed and paid quarterly

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 Wilbur A. Austin

, in consideration of the said debt and

sum of money aforesaid, and for the better securing the payment thereof to the said Theodore C. Stone and The South Carolina National Bank as Administrators of the Estate of Nettie S. Stone, deceased,

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said Wilbur A. Austin

, in hand well and truly paid by the said Theodore C. Stone and The South Carolina National Bank as Administrators of the Estate of Nettie S. Stone, deceased,

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 Theodore C. Stone and The South Carolina National Bank as Administrators of the Estate of Nettie S. Stone, deceased:

All that piece, parcel or lot of land, with the improvements thereon, situate, lying and being on the Eastern side of Smythe Street at Monaghan Mills, near the City of Greenville, in the County of Greenville, State of South Carolina, known and designated as Lot 120, Section 3, as shown on a plat entitled "Addition to Subdivision for Victor-Monaghan Mills, Greenville, S. C.", made by Pickell & Pickell, Engineers, Greenville, S. C., dated July, 1952, revised March, 1953, and recorded in the R. M. C. Office for Greenville County in Plat Book DD, at page 153, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of Smythe Street at the joint front corner of Lots 119 and 120 and running thence along the common line of said two lots S. 89-00 E. 186 feet to an iron pin on the Western side of Martin Street; thence along the Western side of Martin Street S. 1-37 W. 100 feet to an iron pin; thence N. 89-00 W. 185 feet to an iron pin on the Eastern side of Smythe Street; thence along the Eastern side of Smythe Street N. 1-00 E. 100 feet to an iron pin, the point of beginning.

(over)