

LS 5-177-144/145

Form L-500-S. C. 7-1-51. Two Interest Rates.

FILED
GREENVILLE CO. S. C.

THE FEDERAL LAND BANK OF COLUMBIA

STATE OF SOUTH CAROLINA

COUNTY OF **Greenville**

MAY 13 3 04 PM 1954
OLLIE FARNSEWORTH
R. M. C.

AMORTIZATION MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That **Pleasant H. James and Rosa Poole James**, sometimes known as **Rosa V. James** - of the County and State aforesaid, hereinafter called first party, whether one or more, SEND GREETINGS:

WHEREAS, first party is indebted to The Federal Land Bank of Columbia, a corporation, hereinafter called second party, as evidenced by a certain promissory note, of even date herewith, in the total principal sum of **Forty Five Hundred Fifty -**

Forty Five Hundred Fifty - dollars (\$ **4550.00**) payable as follows:
 A. **Twenty Seven Hundred -** dollars (\$ **2700.00**) of principal,
 payable in **Twenty (20)** equal successive - annual installments of
One hundred thirty-five - dollars (\$ **135.00**) each and a final
 installment of - dollars (\$ -),
 the first installment being payable on **November 1**, 19 **54**, together with interest at
four (4%) per annum from the date hereof on the part of said principal in this sub-
 paragraph A remaining from time to time unpaid, the first interest installment being payable on **November 1**,
 19 **54**, and thereafter interest being payable - annually;

B. The remaining **Eighteen hundred fifty -** dollars (\$ **1850.00**) of
 principal payable in **Nineteen (19)** equal successive - annual installments of
Ninety Three - dollars (\$ **93.00**) each
 and a final installment of **Eighty Three -**
 dollars (\$ **83.00**), the first installment being payable on **November 1**, 19 **54**,
 together with interest at five percentum (5%) per annum from the date hereof on the part of said principal
 in this subparagraph B remaining from time to time unpaid, the first interest installment being payable on
November 1, 19 **54**, and thereafter interest being payable - annually.

Each installment of principal and interest shall bear interest from date due until paid at six percentum (6%) per annum; all of which and such other terms, conditions and agreements as are contained in the said note will more fully appear by reference thereto.

NOW, KNOW ALL MEN, that first party, in consideration of the indebtedness as evidenced by the said note, and for better securing the payment thereof to second party, according to the terms of the said note, and the performance of the conditions and covenants herein contained, and also in consideration of the sum of One Dollar to first party in hand well and truly paid by second party, at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, in fee simple, and by these presents does grant, bargain, sell, and release, in fee simple, unto second party, its successors and assigns, the following described lands, to wit:

All that piece, parcel or tract of land lying and being about four miles south from the town of Simpsonville, County of Greenville, South Carolina, on the Neely-Ferry Road in Fairview Township, containing Fifty One and Thirty Four One-Hundredths (51.34) acres, more or less, according to survey and plat made by W. J. Riddle, dated June 28, 1933, recorded in Plat Book R, page 49. It is the same tract of land as was conveyed to the said Pleasant H. James and Rosa V. James by O. F. Henderson by deed dated October 4, 1922, recorded in Deed Book 75, Page 425. It is bounded by lands now or formerly of J. N. Culbertson and L. R. Peden on the north, S. Fowler on the east, John Watson on the south and N. A. Henderson, on the west. The said tract of land is fully described by courses and distances and metes and bounds on the Riddle plat and reference is here made thereto for a more definite and particular description as to the courses and distances.