

MORTGAGE.

State of South Carolina,

JUN 7 9 45 AM 1954

County of GREENVILLE

OLLIE FARNSWORTH

To All Whom These Presents May^R Concern

I, JOHN CHIVOUS BYERS,

hereinafter spoken of as the Mortgagor send greeting.

Whereas JOHN CHIVOUS BYERS,

is justly indebted to C. Douglas Wilson & Co., a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of

SEVEN THOUSAND, ONE HUNDRED AND NO/100 - - - - - Dollars

(\$ 7,100.00), lawful money of the United States which shall be legal tender in payment of all debts and dues, public and private, at the time of payment, secured to be paid by that one certain note or obligation, bearing even date herewith, conditioned for payment at the principal office of the said C. Douglas Wilson & Co., in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, as the owner of this obligation may from time to time designate, of the sum of

SEVEN THOUSAND, ONE HUNDRED AND NO/100 - - - - - Dollars (\$ 7,100.00)

with interest thereon from the date hereof at the rate of $4\frac{1}{2}$ per centum per annum, said interest to be paid on the 1st day of July 19 54 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the 1st day of August 19 54, and on the 1st day of each month thereafter the sum of \$ 44.92 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of June 19 74, and the balance of said principal sum to be due and payable on the 1st day of July 19 74; the aforesaid monthly payments of \$ 44.92 each are to be applied first to interest at the rate

of $4\frac{1}{2}$ per centum per annum on the principal sum of \$ 7,100.00 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. Said principal and interest to be paid at the par of exchange and net to the obligee, it being thereby expressly agreed that the whole of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinafter provided.

Now, Know All Men, that the said Mortgagor in consideration of the said debt and sum of money mentioned in the condition of the said note and for the better securing the payment of the said sum of money mentioned in the condition of the said note with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns, forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being - -

in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 23, Plat of Parkview, as per plat thereof recorded in the R.M.C. Office for Greenville County, State of South Carolina, in Plat Book "M", page 49, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Easterly side of Sitka Avenue at joint front corner of Lots 23 and 24, said pin being 25 feet South from the point where the Easterly side of Sitka Avenue intersects with the Southerly side of Haviland Avenue, and running thence N. 63-45 E. 150 feet to an iron pin, joint rear corner Lots 23 and 24; thence N. 26-15 W. 78.3 feet to an iron pin on the Southerly side of Haviland Avenue; thence along the Southerly side of Haviland Avenue S. 53-02 W. 127.4 feet to an iron pin; thence around the curve of the intersection of Haviland Avenue and Sitka Avenue, the chord of which is S. 13-23 W. 38.7 feet to an iron pin on the Easterly side of Sitka Avenue; thence along the Easterly side of Sitka Avenue S. 26-15 E. 25 feet to an iron pin, the point of beginning.