

FILED
GREENVILLE CO. S.C.
JUL 8 11 44 AM '54

State of South Carolina,

COUNTY OF GREENVILLE

ALTON B. PARKER

WHEREAS, I the said **Alton B. Parker** SEND GREETING:

in and by **my** certain promissory note in writing, of even date with these presents **am** well and truly indebted to **ROGER MCKEE**

in the full and just sum of **Three Thousand Five Hundred and No/100** hereinafter called the mortgagee(s) (\$ **3,500.00**) DOLLARS, to be paid at

interest thereon from date hereof until maturity at the rate of **Six** (**6%**) per centum per annum, said principal and interest being payable in **monthly** installments as follows:

Beginning on the **30th** day of **July**, 19 **54** and on the **30th** day of each **month** of each year thereafter the sum of \$ **35.00**

interest and principal of said note, said payments to continue **thereafter until the principal and interest is paid in full**

the aforesaid **monthly** payments of \$ **35.00** each are to be applied first to interest at the rate of **Six** (**6%**) per centum per annum on the principal sum of \$ **3,500.00** 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 therein 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 **I**, 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 **me**,

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 **Roger McKee, his heirs and assigns, forever:**

ALL that piece, parcel or lot of land in O'Neal Township, Greenville County, State of South Carolina, about ten (10) miles from the City of Greenville, on the Southern side of the Darby Road, being a part of Lot No. 1, which was a tract of twenty-four (24) acres of land laid off to I. N. Morgan out of a larger tract of Thirty-nine and three fourths (39 3/4) acres, as shown by plat of survey made by Wm. A. Hudson, D. S., December 11, 1903, at the request of A. N. Gilreath, and having the following metes and bounds, to wit:

BEGINNING at a point in the center of said Darby Road, joint corner with the John Rainey property, and running thence along line of said Rainey property in a southerly direction, 210 feet to point; thence in an easterly direction parallel to the said Darby Road, 210 feet along the line of the property of I. N. Morgan Estate, to point; thence in a northerly direction, 210 feet and along the line of property of the I. N. Morgan Estate, to point in center of said Darby Road, which point is 210 feet easterly from the point of beginning; thence in a westerly direction along the center of said Darby Road, 210 feet to the point of beginning, and containing one (1) acre, more or less.

This is the same property conveyed to the Mortgagor, Alton B. Parker, by deed of the Mortgagee, Roger McKee, of even date, to be recorded herewith, and this mortgage is given to secure the remaining portion of the purchase price.