

BOOK 683 PAGE 374

The State of South Carolina,

County of GREENVILLE

FILED
GREENVILLE CO. S. C.

MAR 5 10 25 AM 1956

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

CECIL E. WATKINS

SEND GREETING:

Whereas, I, the said Cecil E. Watkins

hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to The South Carolina National Bank of Charleston, Greenville, S. C., as Trustee for the Dixie Home Stores Foundation

hereinafter called the mortgagee(s), in the full and just sum of

Twenty Seven Thousand Five Hundred and No/100 DOLLARS (\$27,500.00), to be paid

sixty (60) days after date

, with interest thereon from date

at the rate of four (4%)
at maturity

percentum per annum, to be computed and paid
until paid in full; all interest not paid when due to bear

interest at the same rate as principal.

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

The South Carolina National Bank of Charleston, Greenville, S. C., as Trustee for the Dixie Home Stores Foundation, its successors and assigns, forever:

ALL that lot of land with the buildings and improvements thereon situate on the South side of Edwards Road on the East side of Lake Fairfield Drive and on the West side of Shannon Drive, near the City of Greenville, in Greenville County, S. C., being shown as a portion of Lots 1 and 2 on plat of property of James C. Mundy, III, et al, made by Pickell & Pickell, Engineers, June 25, 1951, recorded in the RMC Office for Greenville County, S. C., in Plat Book "CC", page 197, and having according to said plat and a recent survey made by C. O. Riddle, Surveyor, May, 1956, the following metes and bounds, to wit:

BEGINNING at an iron pin at the Southwest corner of the intersection of Edwards Road and Shannon Drive, and running thence along the West side of Shannon Drive S. 29-35 E. 345 feet to an iron pin; thence S. 73-11 W. 213.4 feet to an iron pin; thence S. 83-21 W. 200 feet to an iron pin on the East side of Lake Fairfield Drive; thence with the East side of Lake Fairfield Drive N. 7 -43 W. 353.7 feet to an iron pin at the Southeast corner of the intersection of Edwards Road and Lake Fairfield Drive; thence with the South side of Edwards Road N. 84-54 E. 161.6 feet to an iron pin; thence continuing with Edwards Road N. 80-28 E. 120.4 feet to the beginning corner.