

DECEMBER 6 3 11 PM
RECORDED IN THE
R.M.C. OFFICE

BOOK 1379 PAGE 798

The State of South Carolina,
County of GREENVILLE

To All Whom These Presents May Concern:

Eloise Eubanks Byrd (formerly Emma Eloise Eubanks) SENDS GREETING:

Whereas, I, the said Eloise Eubanks Byrd (formerly Emma Eloise Eubanks) in and by my certain promissory note in writing, of even date with these presents, I am well and truly indebted to Southern Bank and Trust Company, Greenville, S.C.

in the full and just sum of Three Thousand and No/100 (\$3,000.00) Dollars

, to be paid Fifty Four and 08/100 (\$54.08) Dollars on the 10th day of December, 1976 and a like amount on each and every month thereafter until paid in full



, with interest thereon from date at the rate of Nine per centum per annum, to be computed and paid monthly

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 Eloise Eubanks Byrd (formerly Emma Eloise Eubanks), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Southern Bank and Trust Company, Greenville, S. C., its successors and assigns forever according to the terms of the said note, and also in

consideration of the further sum of Three Dollars, to me, the said ~~Southern Bank and Trust Company, Greenville, S. C.~~ Eloise Eubanks Byrd (formerly Emma Eloise Eubanks)

, in hand well and truly paid by the said Southern Bank and Trust Company, Greenville, S. C.

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 Southern Bank and Trust Company, Greenville, S. C., its successors and assigns forever:

ALL that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the northeasterly side of Valentine Street, near the City of Greenville, S. C., being a portion of Lots 2 and 3, Section A, as shown on the plat of Sterling Annex, recorded in the RMC Office for Greenville County, S. C. in Plat Book C, page 81, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Valentine Street, said pin being located 85.5 feet southeast from the easterly corner of the intersection of Valentine Street and Malloy Street, and running thence along the northeasterly side of Valentine Street S 23-42 E 70 feet to an iron pin, corner of property now or formerly belonging to J. C. Martin; thence with the line of the Martin property N 48-05 E 131 feet to an iron pin; thence in a northwesterly direction 40 feet to a stake; thence in a southwesterly direction 104 feet to the point of beginning.

This is the same property conveyed to Annie S. Eubanks by Deed of Tom Smith recorded in the RMC Office for Greenville County in Deed Book 660 page 523, on Oct. 13, 1960.

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