

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

Whereas, O. P. Fletcher and Emily Fletcher (his wife)

of the County of Greenville, in the State aforesaid (hereinafter referred to as the "mortgagor") in and by a certain principal promissory note or notes (hereinafter referred to as "notes," whether one or more) in writing (designated thereon as "first mortgage real estate loans"), due as follows:

in monthly installments of fifty dollars each, until said in full, are

and in and by interest notes (designated thereon as "interest coupons"), to be paid annually as follows:

is well and truly indebted to L. O. Patterson, as trustee under the will of Mrs. Louisa E. White (hereinafter referred to as the "mortgagee") in the full and just sum of three thousand dollars,

(\$3,000.00); all of said notes bearing even date herewith and bearing interest from this day at the rate of six per cent. per annum, to be computed and paid semi-annually until paid in full, all interest not paid when due to bear interest at the rate of six per cent. per annum; it being hereby agreed that each of said notes shall bear interest at the rate of six per cent. per annum, to be computed semi-annually, all interest not paid when due to bear interest at the rate of six per cent. per annum; and that both principal and interest shall be paid in United States gold coin of the present standards of weight and fineness, all the terms and covenants of said notes being hereby made parts hereof as fully as if set out at length hereon.

Now, know all men that said mortgagor, in consideration of said debt and for the purpose of securing the payment thereof, and in further consideration of the sum of one dollar paid to said mortgagor by said mortgagee at and before the sealing and delivery hereof (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released and by these presents does grant, bargain, sell and release unto the said mortgagee and his heirs, successors and assigns all that certain lot, piece, parcel or tract of land situated, lying and being in the State of South Carolina and County of Greenville, in Greenville Township,

about two miles westward from the County Court House, known and designated as Lot number thirteen (13) of the John E. Burden land, usually known as "New Hope", as shown on E. Dalton's plat dated June 7, 1910, and recorded in the office of the Register of Mesne Conveyances for said county in Plat Book "A", on page 409, and having, according to said plat, the following courses and distances: beginning at an iron pin or a stake on the north side of Fortner Street, sixty feet westward from the west side of Gonsa Street, said stake being on the southwest corner of Lot no. 12 on said plat, and running thence N. 12-44 E. 148.4 feet with line of lot no. 12 to a stake on line of Lot no. 8; thence approximately N. 80 1/2 W. sixty feet along line of Lots nos. 8+9 to an iron pin on the northeast corner of Lot no. 14, thence S. 12-44 W. 147.8 feet along line of Lot no. 14 to an iron pin on Fortner Street, thence along Fortner Street S. 81 E. sixty (60) feet to the beginning corner, this being the same lot conveyed to me by G. Anman, master (that is to the said O. P. Fletcher) by deed dated May 29, 1942, and recorded in said office in Book 245, page 98.

Also all that other lot, piece or parcel of land situated, lying and being in said county, state, and township, adjoining the lot above described and being known and designated as Lot no. 14 on said plat, on which it has the following courses and distances: beginning at an iron pin on the north side of Fortner Street, 120 feet westward from Gonsa Street (this being the southwest corner of Lot no. 13 above described), and running thence N. 12-44 E. 147.8 feet to an iron pin on the northwest corner of said Lot 13; thence N. 81-36 W. along line of Lots nos. 9+10 sixty feet to a stake on the northeast corner of Lot no. 15; thence S. 12-44 W. 147.2 feet along line of Lot no. 15 to a stake on Fortner Street, thence along Fortner Street S. 81 E. sixty feet to the beginning corner, this being the same lot conveyed to said O. P. Fletcher and Emily Fletcher by B. P. Rochester on November 2, 1943, by deed recorded in said office in Book 258, page 48. These are shown as Lots nos. 7+8 respectively, in Block 9 on page 135 of the Greater Greenville Tax Map, on file in the office of the County Auditor.

There is no other lien or encumbrance on either of said lots except a mortgage from O. P. Fletcher to Mrs. Andrew L. Patterson (originally for \$900), recorded in said office in Book 245, page 98, which mortgage is a lien on the same land conveyed to said mortgagor by

on \_\_\_\_\_, 192\_\_\_\_, by deed recorded in the office of the Register of Mesne Conveyances or Clerk of Court for \_\_\_\_\_ County, S. C., in Deed Book \_\_\_\_\_, page \_\_\_\_\_.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining. To have and to hold all and singular the said premises unto the said mortgagee and his successors, heirs and assigns forever. And said mortgagor does hereby bind himself and his heirs, executors, administrators and successors to warrant and forever defend all and singular the said premises unto the said mortgagee and his successors, heirs and assigns from and against said mortgagor and his heirs, executors, administrators, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof; also, on demand at any time, to give any further written assurances which may be desired to protect the interests of said mortgagee, including a new note or notes and mortgage correcting errors in the originals.

And said mortgagor hereby covenants and agrees with said mortgagee as follows: (1) That when the loan secured hereby is closed, there shall and will be no unsatisfied lien or encumbrance of any kind, prior to the lien hereof, affecting said premises or any part thereof, this being solemnly declared and represented by said mortgagor as a condition hereof and for the purpose of obtaining a loan hereunder.

Office in Book 113, page 28, covering the first of the two lots hereabove described. This \$3,000 mortgage is a first lien on the second lot covered thereby and is given for the purpose of building a residence thereon. Early Sumner Company has contracted with said mortgagors to erect same, and the proceeds hereof are not to be paid to said mortgagors, but to the builder of said residence.

RECORDED IN THE OFFICE OF THE REGISTER OF MESNE CONVEYANCES FOR THE COUNTY OF GREENVILLE, S. C. APRIL 26 1928