

STATE OF SOUTH CAROLINA,

County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, W. P. Hall, of the County

of Greenville in the State aforesaid, hereinafter called the Mortgagor, send greetings:

WHEREAS, the Mortgagor is well and truly indebted to THE INDUSTRIAL BANK OF RICHMOND a corporation organized and existing under the

laws of the State of Virginia, with its principal office in the City of Richmond, hereinafter called the Mortgagee, in the full and just sum of Twelve Hundred

fifty and no/100 Dollars (\$ 1250.00) for money lent, as evidenced by long certain promissory notes, signed by

W. P. Hall, on date herewith, payable to bearer, at office of the Mortgagee at

Richmond, Va., in the amounts and to become due as follows:

Sixty monthly installments of \$10.00 each, the first being due and payable March 1, 1931, and \$10.00 on the 1st day of each month thereafter to and including Feb. 1, 1936; one installment of \$650.00 due Feb. 1, 1936.

It is understood that the party of the first part is to pay the party of the second part \$33.49 each month, beginning March 1, which amount is to be used first to apply on the principal and interest, as it matures on the first mortgage hereinafter described, and second to apply on the principal and interest of the note secured by this mortgage.

And providing for interest at the rate of six per centum per annum, payable monthly, to be paid on the amount of each installment from date until it is paid; interest on the installment of \$650.00 is payable monthly, beginning March 1, 1931.

Each of the notes provides for the payment of fifteen per cent. of the amount due thereon when collected, as an attorney's fee for said collection, if, after maturity and default in the payment, it be placed in the hands of an attorney for collection, and contains a waiver of presentment and notice of dishonor, protest and extension and provides for the payment of interest at eight per centum per annum after maturity as by reference to said notes will more fully appear.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the said debt and sum of money aforesaid, and for better security of the payment thereon, as well as the payment when due by the Mortgagor to the Mortgagee of all other sums becoming due under the terms of said notes and of this Mortgage, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, and receipt whereof is hereby acknowledged has granted, bargained, sold and released, and by these presents doth grant, bargain, sell and release, unto the Mortgagee, its successors and assigns, forever, all of the following described real estate, situate, lying and being in the County of Greenville, State of South Carolina, particularly described as follows:

All that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, on the west side of McAdoo Avenue, County and State aforesaid, and being known and designated as lot No. 82, of Glenn Grove Park, and having, according to plat made by Dabney & Neves, Engineers, November, 1925, the following notes and bounds, to-wit:

Beginning at an iron pipe on the west side of McAdoo Avenue, 271.2 feet south of the Laurens Road, which pipe is the point corner of lots Nos. 82 and 83, and running thence with the joint line of said lots, N. 74-12 W. 150 feet to an iron pipe in line of lot No. 98; thence with line of that lot, S. 45-48 W. 50 feet to an iron pipe in line of lot No. 81; thence with line of that lot S. 74-12 E. 150 feet to an iron pipe on McAdoo Avenue; thence with said Avenue N. 45-48 E. 50 feet to the point of beginning.

This deed of Trust is given to secure the payment of a purchase money note. It is understood that the party of the first part may at any time before its maturity pay the amount of the above mentioned note, with interest thereon until the date it is paid.

Subject to a prior mortgage from Harold C. Yates to the Atlantic Life Insurance Company, recorded in the R.M.S. Office of Greenville County, in Volume 170, at page 11.

Said note provides for the payment to the extent permitted by law, of ten per cent of the amount of the principal and interest due thereon, when collected, if after maturity it be placed in the hands of an attorney for collection, and contains a waiver of pretest, presentment and notice of dishonor, and a waiver of the benefit of any exemption under the homestead exemption laws, and is identified by the signature of the second party in the margin, and also provided that the sums due thereunder, except the final installment, shall be paid as and when due to The Industrial Bank of Richmond in exchange for its receipt and certificate that a proper credit has been placed on the note by its holder and without any exhibit of said note.

To secure the balance of the mortgage made to account for \$331.00. I declare the Clerk of the Court to be the mortgagee. This is a long mortgage. W. P. Hall. Elizabeth H. Neves. S. C. 1937.

Oct- 1937