

MORTGAGE: Prepared by Rainey and Fant, Attorneys at Law, Greenville, S. C.

MORTGAGE OF REAL ESTATE
STATE OF SOUTH CAROLINA,
County of Greenville,

I, FLORENCE HOWELL

SEND GREETING:

WHEREAS, I the said Florence Howell

in and by my certain promissory note in writing, of even date with these presents am well and truly indebted to W. R. Hale, Trustee in the full and just sum of One Thousand Six Hundred Fifteen & 20/100ths (\$1,615.20) DOLLARS, to be paid at in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of seven (7%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 27th day of January, 1947, and on the 27th day of each month thereafter of each year thereafter the sum of \$25.00 to be applied on the interest and principal of said note, said payments to continue until the principal and interest is paid in full the day of the month; the aforesaid monthly payments of \$25.00 each are to be applied first to interest at the rate of seven (7%) per centum per annum on the principal sum of \$1,615.20 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 (10%) per cent, of the indebtedness as attorneys' 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 Florence Howell in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said W. R. Hale, Trustee according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me the said Florence Howell in hand and truly paid by the said W. R. Hale, Trustee 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 W. R. Hale, Trustee, his successors and assigns, forever:

All my undivided one-half interest in and to all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, being the "home place" of T. P. Raines, and being more particularly described as follows, to-wit:-

BEGINNING at an iron pin at the Northeast corner of the intersection of Worley Road and C. Street, and running thence along the North side of Worley Road in a Southeasterly direction 200 feet, more or less, to an iron pin at the corner of the lot of A. E. Black; thence along the line of the Black lot in a Northeasterly direction 157 feet, more or less, to an iron pin at the rear corner of the lot of W. J. Gassaway; thence along the line of the Gassaway lot in a Northeasterly direction, 195 feet, more or less, to the corner of the Gassaway lot on the East side of C. Street; thence along the line of said C. Street in a Southwesterly direction 157 feet, more or less, to the beginning corner. This lot is shown on the Township Block Book at Sheet No. 174, Block 3, Lot No. 1-A.

This mortgage shall rank equal in priority with the lien of that mortgage given by Florence Howell and Estell H. Styles to W. R. Hale, Trustee, for \$1300.00, dated October 25, 1945, recorded in the R.M.C. Office for Greenville County, S. C. in Mortgage Book 338, Page 189.

Witnessed by
W. R. Hale
Trustee
of
Greenville
County
S. C.

RECORDED AND CANCELLED OF RECORD
DAY OF
R.M.C. FOR GREENVILLE COUNTY, S. C.
AT 12:14 O'CLOCK P. M. NO. 7532