

TITLE TO REAL ESTATE

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

STATE OF SOUTH CAROLINA, )
COUNTY OF GREENVILLE. )

B. JACK FOSTER , doing business as THE BELL LAUNDRY & CLEANERS - - - - -SEND GREETING:

WHEREAS, I the said B. Jack Foster, d/b/a/ Bell Laundry & Cleaners, in and by my certain promissory note in writing of even date with these presents am well and truly indebted to Citizens Bank, Fountain Inn, S.C. in the full and just sum of Twenty-five Thousand & No/100 - - - - (\$25,000.00) DOLLARS, to be paid at its office at Fountain Inn, S.C. together with interest thereon from date hereof until maturity at the rate of four (4%) per centum per annum, said principal and interest being payable in monthly installments as follows:

BEGINNING on the 24 day of July 1947, and on the 24 day of each month of each year thereafter after the sum of \$738.10 , to be applied on the interest and principal of said note, said payments to continue up to and including the 24 day of May 1950 and the balance on said principal and interest to be due and payable on the 24 day of June 1950 the aforesaid monthly payments of \$738.10 each are to be applied first to interest at the rate of four (4%) per centum per annum on the principal sum of \$25,000.00 - - - or so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment shall be applied on a count 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 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 and payable 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 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 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 B. Jack Foster, doing business as Bell Laundry & Cleaners, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Citizens Bank, Fountain Inn, S.C., according to the terms of said note , and also in consideration of the further sum of THREE DOLLARS, of which the said B. Jack Foster, doing business as Bell Laundry & Cleaners in hand and truly paid by the said Citizens Bank, Fountain Inn, S.C. at and before the signing of these Presents, this receipt thereof is hereby acknowledged, have granted, bargained, sold, released, and conveyed by these Presents do grant, sell and release unto the said Citizens Bank, Fountain Inn, S.C. its successors and Assigns , forever:-

All those certain pieces, parcels or lots of land with the buildings and improvements thereon situate, lying and being in the City of Greenville, State and County aforesaid, on the South side of East Washington Road, being known and designated as Lots 6, 7 and 8 on plat of property of R. M. Dacus, prepared by Dalton & Neves, December 1931, recorded in Plat Book H at page 89, R.M.C. Office Greenville County, S.C., and when collectively described having according to said plat the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the South side of East Washington Road at the joint front corner of Lots 5 and 6 and running thence along the joint line of said lots, S. 29-30 E. 115 feet to an iron pin; thence along the rear lines of lots 6, 7 and 8, N. 48-30 E. 174.1 feet to an iron pin at the Northeast corner of Lot 8; thence along the Northwest line of Lot 8 and the line of Payne Oil Company, N. 52-45 W. 86.2 feet to an iron pin on the South side of East Washington Road; thence with the Southern boundary of said road, S. 60-30 W. 136 feet to the beginning corner. Lot 6 above described having been conveyed to the Mortgagor by deed of R.M.Dacus dated September 14, 1942 and recorded in Deed Book 247 at page 282 and Lots 7 and 8 having been conveyed to the Mortgagor by deed of R.M.Dacus dated October 3, 1941, recorded in Deed Book 238 at page 10, R.M.C. Office above mentioned.

ALSO, all that certain piece, parcel or lot of land with the improvements thereon situate, lying and being on the South side of the Airport Road (now Woods Crossing Road) in Butler Township, State and County aforesaid and being known and designated as Lot 7 on plat of property of Alvin T. and Lottie B. Waldrep prepared by W. J. Riddle, June 30, 1937 and recorded in Flat Book K at page 77. R.M.C. Office Greenville, S.C.

Handwritten notes and stamps including 'SATISFIED AND CANCELLED OF RECORD', 'M.C. FOR GREENVILLE COUNTY', and 'CLOCK P.M. NO. 113'.