

GREENVILLE CO. S. C.

VOL 389 PAGE 50

State of South Carolina,

MAY 17 12 54 PM 1948

COUNTY OF GREENVILLE

OLLIE FARNSWORTH R.M.C.

To all Whom These Presents May Concern:

I, J. A. Sammons

SEND GREETING:

Whereas, I the said J. A. Sammons

in and by MAY certain Promissory note in writing, of even date with these presents, and well and truly indebted to Robert J. Edwards as Committee for James M. Edwards

in the full and just sum of Three Thousand and No/100 (\$3000.00) Dollars, to be paid \$40.00 on the 17th day of June, 1948, and a like payment of \$40.00 on the 17th day of each successive month thereafter until paid in full, said payments to be applied first to interest and then to principal until paid in full

with interest thereon from date at the rate of Six (6%) per cent. per annum, to be computed quarterly 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; said note further providing for an attorney's fee of ten (10%) per cent. of the amount due thereon, besides all costs and expenses of collection, to be added to the amount due on said note and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by the said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the said Mortgagor in hand well and truly paid by the said Mortgagee, 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 and release unto the said Mortgagee, and his successors in office Heirs and Assigns forever, all and singular that certain piece, parcel, lot or tract of land situate, lying and being in Chick Springs Township, Greenville

County, State aforesaid, known and designated as lot # 16 as shown on plat of property of Vance Edwards and Robert J. Edwards, made by Dalton & Neves in September 1940, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Artillery Road, joint front corner of lots # 15 and 16, and running thence with line of lot # 15, S. 59-30 W. 300 feet to iron pin; thence S. 30-30 E. 242 feet to iron pin, corner of lot # 19; thence with line of lots # 19, 18 and 17, N. 35-37 E. 328.6 feet to an iron pin on Artillery Road; thence with the Western side of Artillery Road, N. 30-30 W. 110 feet to the point of beginning. Being the same premises conveyed to the mortgagor by deed recorded in Volume 304 at Page 34.

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 in office Heirs and Assigns forever, And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto said Mortgagee and his successors in office Heirs and Assigns, from and against me and my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim same or any part thereof.

This note and Mtg. paid and satisfied in full this 13th day of Sept. 1945

Witness: J. A. Sammons, Ollie Farnsworth R.M.C.