

VOL 449 PAGE 460

The State of South Carolina,

County of GREENVILLE.

FEB 7 4 40 PM 1950

To All Whom These Presents May Concern:

WADE H. STEPHENS, JR. SEND GREETING: Wade H. Stephens, Jr.

Whereas, I, the said hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to The Peoples National Bank of Greenville, S. C., hereinafter called the mortgagee(s), in the full and just sum of Six Thousand and No/100----- DOLLARS (\$ 6,000.00 ), to be paid Ninety (90) days after date;

, with interest thereon from date at the rate of Six (6%) percentum per annum, to be computed and paid

Quarterly until paid in full; all interest not paid when due to bear interest at the 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; 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 his 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(s) promise 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 mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said mortgagor(s), in hand well and truly paid by the said mortgagee(s) 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, sell and release unto the said The Peoples National Bank of Greenville, S. C., its successors and assigns, forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being on the Northwest side of Grove Road in that area recently annexed to the City of Greenville in Greenville County, S. C., being shown as Lot 8 and a portion of Lot 7 of Block E, on Plat of Grove Park made by W. J. Riddle, Surveyor, April 1939, recorded in the R. M. C. Office for Greenville County, in Plat Book "J", pages 68 and 69, and having, according to a recent survey made by Piedmont Engineering Service, February 26, 1948, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Grove Road, said pin being in the center of Brushy Creek, and running thence along the Northwest side of Grove Road N 49-31 E 98.8 feet to an iron pin; thence N 51-41 W 129.4 feet to an iron pin on the line of Lot 9; thence along the line of Lot 9 S 36-32 W 109.9 feet to a point in the center of Brushy Creek; thence down said creek (the traverse line being S 60-36 E 109.3 feet) to a point in center of Brushy Creek on Northwest side of Grove Road, the beginning corner.

This is a portion of that lot conveyed to me by deed of Otis P. and James P. Moore, dated January 18, 1949, recorded in the R. M. C. Office for Greenville County, S. C., in Deed Book 371, at page 1.

Handwritten notes at the bottom of the page: May 50, Roy Handerson, Louise S. Higginson, Minnie B. Christopher, 10 Cassia, May 50, 9:24.