

The State of South Carolina,
County of GREENVILLE

To All Whom These Presents May Concern:

JULIAN P. O'LEARY

SEND GREETING:

Whereas, I, the said Julian P. O'Leary 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 Arthur L. O'Leary, Sr. hereinafter called the mortgagee(s), in the full and just sum of Eight Thousand and No/100----- DOLLARS (\$8,000.00), to be paid ten (10) years from date;

, with interest thereon from date at the rate of Four (4%) percentum per annum, to be computed and paid

semi-annually 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 Arthur L. O'Leary, Sr., his heirs and assigns, forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the North side of Country Club Drive (formerly Park Drive) in that area recently annexed to the City of Greenville, in Greenville County, State of South Carolina, being shown as Lots 127 and 128 on plat of Traxler Park, made by R. E. Dalton, Engineer, March 1923, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "F", at pages 114 and 115, and having, according to said plat and a recent survey made by A. C. Crouch, Engineer, February 6, 1950, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Country Club Drive at joint front corner of Lots 128 and 129, said pin being 490 feet in a Westerly direction from the Northwest corner of the intersection of Country Club Drive and Byrd Boulevard, and running thence along the line of Lot 129, N 15-52 E 200.7 feet to an iron pin; thence N 73-33 W 140.2 feet to an iron pin; thence along the line of Lot 126, S 15-46 W 206.7 feet to an iron pin on the North side of Country Club Drive; thence along the North side of Country Club Drive, S 74-14 E 70 feet to an iron pin; thence continuing along the North side of Country Club Drive, S 77-43 E 70 feet to the beginning corner.

This mortgage is junior to the lien of the mortgage given by the mortgagor to Liberty Life Insurance Company, February 9, 1950, in the sum of \$12,600.00, recorded in the R. M. C. Office for Greenville County, S. C., in Mortgage Book 449, at page 549.

paid in full May 6, 1958
Arthur L. O'Leary, Sr.
Rainey, Fant & Morrah