

BOOK 332 PAGE 470
The State of South Carolina,
County of Greenville.

JUN 17 12 57 PM '54
THE FARMERS' ...
R.M.A.

To All Whom These Presents May Concern:

Douglas Wilson Realty Co., SEND GREETING:
Whereas, the said Douglas Wilson Realty Co.

a corporation chartered under the laws of the State of South Carolina, in and by its certain promissory note in writing, of even date with these presents, is well and truly indebted to Naomi N. Stuart and Charles K. Stuart in the full and just sum of Four Thousand and no/100 (\$4000.00) Dollars

, to be paid \$400.00, with interest for one year, June 11, 1953; \$400.00, with interest of one year, June 11, 1954; \$400.00, with interest of one year, June 11, 1955; \$400.00, with interest of one year, June 11, 1956; with the balance due June 11, 1957, with the privilege to anticipate any or all of the balance due at any time, provided 60 days notice is given the mortgagees of any advance payment, with interest thereon from even date

at the rate of 5% per centum per annum, to be computed and paid annually 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, 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 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 the said Douglas Wilson Realty Co., in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Naomi N. Stuart and Charles K. Stuart according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to it the said Douglas Wilson Realty Co.,

, in hand well and truly paid by the said Naomi N. Stuart and Charles K. Stuart at and before the signing of these Presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released and by the Presents does grant, bargain, sell and release unto the said Naomi N. Stuart and Charles K. Stuart, their heirs and assigns:

All that piece, parcel or lot of land in Cleveland Township, Greenville County, State of South Carolina, near River Falls, on the Middle Saluda River, containing 1.25 acres, more or less, and being known and designated as a part of the J. C. Ragsdale Estate, a plat of which was made by G. A. Ellis, Surveyor, June 27, 1937, and having, according to a plat made by H. T. Corn, Surveyor, April 3, 1952, the following metes and bounds, to-wit:

BEGINNING at a point in the center of the Middle Saluda River, common corner with property of Benjamin G. Bowie and Etta U. Bowie, and running thence through the center of the Middle Saluda River, 270 feet to a point; thence N. 7-30 E. 275 feet to an iron pin; thence S. 84 E. 133 feet to a point; thence continuing S. 84 E. 25 feet, more or less, to the center of the Stansell road; thence through the center of the Stansell road, 214 feet, more or less, to a point; thence S. 30 E. 118 feet to a point in the center of the Middle Saluda River, the point of beginning.

June 11th, 1954

Naomi N. Stuart

Charles K. Stuart

13000