

DEC 2 4 30 PM 1953

BOOK 580 PAGE 130

The State of South Carolina,

BELLE FARRIS WOODRUFF  
R. M. C.

County of Greenville.

To All Whom These Presents May Concern:

**FRANK C. ELMORE**

SENDS GREETING:

Whereas, **I**, the said **Frank C. Elmore**  
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 **Paul B. Byrum**  
hereinafter called the mortgagee(s), in the full and just sum of **Six Thousand and No/100** - - - - -  
- - - - - DOLLARS (\$ **6,000.00** ), to be paid

as follows: The sum of \$500.00 to be paid on the principal on the 21st day of July, 1954 and the sum of \$500.00 on the 21st day of January and July of each year thereafter until the principal indebtedness is paid in full

, with interest thereon from **December 2, 1953**

at the rate of **Five (5%)** percentum per annum, to be computed and paid

**January 21, 1954 and semi-annually thereafter** 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 **Paul B. Byrum, his heirs and assigns, forever.**

All that certain piece, parcel or lot of land, together with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, fronting on the north side of East Stone Avenue and on the south side of the Greenville-Spartanburg Super Highway (U.S. No. 29), and being part of Lot No. 1, of Block I, of Stone Land Co., original plat of which is recorded in Plat Book "A", at Page 337-345 (re-platted in Plat Book "K", Page 277) in the R.M.C. Office, Greenville County, S.C., and having, according to a survey and plat prepared by R. E. Dalton, Engineer, April 25, 1944, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Super Highway (U. S. No. 29), at the joint front corner of Lots 1 and 2, and which pin is 214.6 feet northeast of the intersection of said highway with East Stone Avenue; thence with joint line of said lots, S. 5-40 E. 153.2 feet to iron pin on the north side of East Stone Avenue; thence with the north side of said Avenue, N. 72-00 W. 43.7 feet to an iron pin; thence N. 4-30 W. 121.9 feet to an iron pin on the south side of said Super Highway; thence with said Highway, N. 64-15 E. 40 feet to point of beginning.

Together with all right, title and interest of said mortgagor in and to the said Super Highway and East Stone Avenue.

The above described property is the same conveyed to the mortgagor by deed of Edith G. Cox, dated July 21, 1949, recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 386, Page 524.