

FILED GREENVILLE CO. S. C.

JAN 6 12 07 PM 1954

OLLIE FARNSWORTH R. M. C.

State of South Carolina,

COUNTY OF GREENVILLE

BOYCE BARTON and VIOLA BARTON

SEND GREETING:

WHEREAS, we the said Boyce Barton and Viola Barton

in and by our certain promissory note in writing, of even date with these presents are well and truly indebted to Mattie Mae H. Alewine

in the full and just sum of Twelve Hundred and No/100 (\$1,200.00) DOLLARS, to be paid

in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of Six (6%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 1st day of January, 1954, and on the 1st day of each month

of each year thereafter the sum of \$25.00, to be applied on the interest and principal of said note, said payments to continue thereafter until said indebtedness is paid in full

and the balance of said principal and interest to be due and payable on the day of the aforesaid monthly payments of \$25.00 each are to be applied first to

interest at the rate of Six (6%) per centum per annum on the principal sum of \$1,200.00 or so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as therein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, 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 its 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 attorneys' 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 we the said Boyce Barton and Viola Barton

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mattie Mae H. Alewine according

to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to us the said Boyce Barton and Viola Barton

in hand and truly paid by the said Mattie Mae H. Alewine

at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Mattie Mae H. Alewine, her heirs and assigns, forever.

All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, near the Town of Taylors, adjoining lands of Aiken's Chapel Baptist Church (colored) and the Taylors' Colored School property, and having the following metes and bounds, to-wit:

BEGINNING at a stone, corner of property of said Church and running thence N. 33 1/2 E. 6.53 chains to an iron pin on Enoree River; thence up the said River about 1.85 chains to an iron pin; thence S. 33 1/2 W. 6.53 chains to a stone on the line of said School property; thence N. 86 E. 1.85 chains to the beginning corner, containing one (1) acre, more or less.

The above described property is the same conveyed to the mortgagors herein by deed of the mortgagee of even date and to be recorded herewith, and this mortgage is given to secure the unpaid portion of the purchase price.