

APR 20 3 58 PM 1954

OLIE FARRISWORTH
R.M.C.

BOOK 594 PAGE 32
THE STATE OF SOUTH CAROLINA }
COUNTY OF

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, I, Talmadge E. Spillers
in and by my certain promissory note in writing, of even date with these
Presents, am well and truly indebted to J. A. Dusenberry and Isabel M.
Dusenberry
in the full and just sum of Two Thousand, one Hundred and No/100 (\$2100.00)
to be paid

Payments to remain the same as in previous mortgage dated July 7,
1949.

with interest thereon from

at the rate of Five per centum per annum, to be computed and paid

monthly 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 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 I, the said Mortgagor
in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said mortgagees
according to the terms of the said note, and also in
consideration of the further sum of Three Dollars, to me, the said Mortgagor
in hand well and truly paid by the said mortgagees

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

J. A. Dusenberry and Isabel M. Dusenberry all that tract or lot of
land in the City of Greenville, Greenville County, State of South
Carolina known and designated as Lot No. 15 on plat of Augusta Place,
made by W. E. Dalton in 1923 and having the following corners and
boundaries to wit:

beginning at a stake on corner of Augusta Place Street and Fuller
Street running thence with Fuller Street North 26-30 West 212.3
feet to a stake; thence South 63-30 West 60 feet to a stake, corner of
Lot No. 14; thence along line of Lot No. 14, South 26-30 East 217.6
feet to stake on Augusta Place Street; thence along said Street, North
58-30 East 60.23 feet to the point of beginning.

This mortgage is subject to a previous mortgage given by Talmadge E.
Spillers to James A. Dusenberry and Isabel M. Dusenberry dated July 7,
1949.