

MORTGAGE:

APR 30 4 49 PM 1954

State of South Carolina,
County of GREENVILLE

OLLIE FARNSWORTH
R.M.C.

To All Whom These Presents May Concern
J. LOUIS COWARD

hereinafter spoken of as the Mortgagor send greeting.

Whereas J. Louis Coward

is justly indebted to C. Douglas Wilson & Co., a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of Twenty-three Thousand and no/100 - - - - - Dollars

(\$ 23,000.00), lawful money of the United States which shall be legal tender in payment of all debts and dues, public and private, at the time of payment, secured to be paid by that one certain note or obligation, bearing even date herewith, conditioned for payment at the principal office of the said C. Douglas Wilson & Co., in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, as the owner of this obligation may from time to time designate, of the sum of Twenty-three Thousand and No/100 - - - - - Dollars (\$ 23,000.00)

with interest thereon from the date hereof at the rate of 5% per centum per annum, said interest to be paid on the 1st day of May 1954 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the 1st day of June 1954, and on the 1st day of each month thereafter the sum of \$ 151.80 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of April 1974, and the balance of said principal sum to be due and payable on the 1st day of May 1974; the aforesaid monthly payments of \$ 151.80 each are to be applied first to interest at the rate of 5% per centum per annum on the principal sum of \$ 23,000 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. Said principal and interest to be paid at the par of exchange and net to the obligee, it being thereby expressly agreed that the whole of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinafter provided.

Now, Know All Men, that the said Mortgagor in consideration of the said debt and sum of money mentioned in the condition of the said note and for the better securing the payment of the said sum of money mentioned in the condition of the said note with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns, forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being at the Northeast corner of the intersection of Croft Street and Robinson Street, in the City of Greenville, in Greenville County, South Carolina, being shown as the Southern portion of Lot 20, of Section "B" on Plat of Stone Land Company, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "A", pages 337-345; said lot fronting 108.75 feet along the North side of Croft Street and running back to a depth of 150 feet on the East side, to a depth of 150 feet along the West side of said lot on Robinson Street, and being 108.75 feet across the rear.

This is the same property conveyed to the Mortgagor by deed of J. Louis Coward Construction Company, Inc., dated April 30, 1954, to be recorded herewith.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 10 PAGE 156

RECORDED AND INDEXED BY RECORD

[Handwritten signatures and dates]