

The State of South Carolina,

JUN 7 10 31 AM 1954

County of GREENVILLE

OLLIE FARNSWORTH  
R.M.C.

To All Whom These Presents May Concern:

DOROTHY W. MERCHANT AND P. S. MERCHANT

SEND GREETING:

Whereas, we, the said Dorothy W. Merchant and P. S. Merchant

hereinafter called the mortgagor(s)

in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to Alester G. Furman, Jr.

hereinafter called the mortgagee(s), in the full and just sum of Fifteen Thousand and No/100 - - - - -

- - - - - DOLLARS (\$ 15,000.00 ), to be paid

one year from date.

, with interest thereon from date

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

at maturity 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 we, 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 us, 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 Alester G. Furman, Jr., his heirs and assigns:

All that certain piece, parcel or tract of land with the buildings and improvements thereon situate, lying and being on the east side of a County Road known as the Marchant Road, just north of the Hudson Road in Butler Township, Greenville County, State of South Carolina, containing 18.31 acres, more or less, and having according to a plat of Property of Preston S. Marchant, prepared by J. C. Hill, L.S., dated October 23, 1950, recorded in the R.M.C. Office for Greenville, S.C., in Plat Book "Z", at page 153, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern edge of a County Road, sometimes known as the Marchant Road, at the southwest corner of property of P. S. Marchant; thence along the Marchant line, N. 77-00 E. 1496 feet to an iron pin; thence along line of property now or formerly of Grover L. Jones, S. 31-30 W. 953.9 feet to an iron pin; thence continuing along line of Jones, S. 78-15 W. 816.4 feet to an iron pin on the eastern edge of said County Road, sometimes known as the Marchant road; thence with the eastern edge of said Road as the line the following courses and distances, to-wit: N. 2-20 W. 44.5 feet to an iron pin; N. 20-00 W. 177.5 feet to an iron pin; W. 18-15 W. 140.1 feet to an iron pin; thence N. 4-00 W. 317.5 feet to an iron pin, point of beginning.

Also, all of the right, title and interest of the mortgagors in and to that portion of the County Road (sometimes called Marchant Road) abutting the above described tract on the western end thereof.

The above described tract is the same conveyed to Dorothy W. Merchant by deed of Grover L. Jones, dated January 30, 1951, recorded in the R. M. C. Office for Greenville County, S. C., in Deed Book 428, at page 140.