

BOOK 599 PAGE 314

The State of South Carolina,

County of GREENVILLE

JUN 19 10 30 AM 1954

OLLIE FARNSWORTH
R.M.C.

To All Whom These Presents May Concern:

Whereas, We HENRY R. FRANKS & JIMMIE B. FRANKS SEND GREETING:
the said Henry R. Franks & Jimmie B. Franks
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 JAMES A. DUSENBERRY & ISABEL M. DUSENBERRY
hereinafter called the mortgagee(s), in the full and just sum of Six Thousand Five Hundred and
No/100----- DOLLARS (\$ 6,500.00), to be paid

as follows:

The sum of \$50.00 to be paid on the 19th day of July, 1954,
and the sum of \$50.00 to be paid on the 19th day of each month of each
year thereafter until the principal is paid in full,

with interest thereon from date
at the rate of Six (6%) percentum per annum, to be computed and paid

annually

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, be-
fore 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 con-
sideration of the further sum of Three Dollars, to US, the said mortgagor(s), in hand well and truly paid by the said mort-
gagee(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 James A. Dusenberry and
Isabel M. Dusenberry, their heirs and assigns, forever:

ALL that certain piece, parcel, or lot of land with the buildings and
improvements thereon, situate, lying and being on the Southeast side
of South Carolina Highway 23-50 (sometimes referred to as New Reedy
Fork Road) in Grove Township, Greenville County, State of South Caro-
lina, containing 10.1 acres, more or less, and having according to a
survey made by W. N. Willis, Engineer, September 25, 1953, the follow-
ing metes and bounds, to wit:

BEGINNING at an iron pin in the center of South Carolina Highway 23-50,
which pin is 346 feet Southwest of bridge over Reedy Fork Creek; and
running thence S. 44-18 E., 889 feet to an iron pin; thence S. 43-23 W.,
560 feet to a stone; thence N. 41-17 W., 808 feet, more or less, to an
iron pin in the center of South Carolina Highway 23-50; thence along
the center of said highway, N. 34-30 E., 530 feet to the beginning
corner.

This is the same property conveyed to the Mortgagors by deed of Alberta
Barre Elliott, of even date, to be recorded herewith.

The Mortgagors agree not to cut or remove timber from the mortgaged
premises without the written consent of the Mortgagees. This does not
apply to wood cut for domestic purposes or for use on the property.