

State of South Carolina,

NOV 22 2 55 PM 1954

COUNTY OF GREENVILLE

O'LLIE FARNSWORTH  
R. M. C.

EDWIN J. SIMPSON and ZOLA T. SIMPSON

SEND GREETING:  
WHEREAS, We the said EDWIN J. SIMPSON and ZOLA T. SIMPSON

hereinafter called the mortgagor(s)  
in and by OUR certain promissory note in writing, of even date with these presents are well and truly in-  
debted to MARY R. CROSSFIELD

hereinafter called the mortgagee(s)  
in the full and just sum of Two Thousand Eight Hundred and No/100  
(\$ 2800.00 ) DOLLARS, to be paid at Greenville, South Carolina  
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 22nd day of December, 1954, and on the 22nd day of each month  
of each year thereafter the sum of \$ 31.09, to be applied on the  
interest and principal of said note, said payments to continue up to and including the 22nd day of October,  
1964, and the balance of said principal and interest to be due and payable on the 22nd day of November,  
1964; the aforesaid monthly payments of \$ 31.09 each are to be applied first to  
interest at the rate of Six (6%) per centum per annum on the principal sum of \$ 2800.00 or  
so much thereof as shall, from time to time, remain unpaid and the balance of each monthly pay-  
ment 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 ten (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 and truly paid by the said mortgagee(s) 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 Mary R. Crossfield, her heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, with the buildings and improvements thereon, situate on the North side of 6th Street in Section No. 6 of Judson Mills Village, near the City of Greenville in the County of Greenville, S. C., being known and designated as Lot 102 as shown on a plat of Section No. 6 of Judson Mills Village, made by Dalton & Neves, Engineers, November, 1941, which plat is recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "K", at pages 106 and 107, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the North side of 6th Street, joint front corner of Lots 102 and 103 and running thence with the line of Lot 103, N. 1-40 W., 70.1 feet to an iron pin joint rear corner of Lots 97 and 98; thence with the rear line of Lot 98, N. 88-11 E., 70 feet to an iron pin in the line of Lot 99; thence with the line of Lot 99, S. 1-40 E., 70.3 feet to an iron pin on the North side of 6th Street; thence with the North side of 6th Street, S. 88-20 W., 70 feet to the beginning corner.

This is the same property conveyed to the Mortgagors by deed of the Mortgagee, of even date, to be recorded herewith, and this mortgage is given to secure the remaining portion of the purchase price.