

BOOK 681 PAGE 470

FILED
GREENVILLE CO. S. C.

The State of South Carolina,
County of Greenville

JUN 15 3 54 PM 1956

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

FIRST McBEE COMPANY

SEND S GREETING:

Whereas, , the said First McBee Company

hereinafter called the mortgagor(s) in and by its certain promissory note in writing, of even date with these presents,
is well and truly indebted to KATE McALLISTER

hereinafter called the mortgagee(s), in the full and just sum of Forty thousand and no/100 - - - - -

- - - - - DOLLARS (\$ 40,000.00), to be paid

five (5) years from date,

, with interest thereon from date

at the rate of five (5%)
semi-annually
interest at the same rate as principal.

percentum per annum, to be computed and paid
until paid in full; all interest not paid when due to bear

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 it , 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 it , 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 KATE McALLISTER, her heirs and assigns, forever:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the Southwesterly side of West McBee Avenue, in the City of Greenville, in Greenville County, South Carolina, and having, according to a plat entitled "Property of Thomas E. Bailes, Greenville, S. C." made by Dalton & Neves, and dated May, 1948 and recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "T", page 37, the following metes and bounds, to-wit:

BEGINNING at a point on the Southwesterly side of West McBee Avenue, which point is located 90.5 feet in a Westerly direction from the Southwesterly corner of the intersection of West McBee Avenue and South Main Street, said point also being the joint corner of the property herein conveyed and the property of the First National Bank, Greenville, S. C., and running thence along the line of the First National Bank property, S. 21-00 W., 27.4 feet to a point; thence continuing with the line of the First National Bank property, N. 69-00 W., 29.25 feet to a point; thence continuing along the line of the First National Bank property, S. 21-11 W., 47.95 feet to a point, the common corner of the property herein conveyed with the property of the First National Bank and the property belonging to Belk-Simpson Company; thence along the line of the Belk-Simpson property, N. 69-02 W., 171 feet to a point which is the joint rear corner of the property herein conveyed with property now belonging to Thomas E. Bailes, et al; thence along the common line of the property herein conveyed with the property now owned by Thomas E. Bailes, et al, which line runs through the center of a 13 inch brick wall, N. 21-00 E.,