

MAR 20 3 19 PM 1956

The State of South Carolina,

County of GREENVILLE

OLLIE FARNSWORTH  
R.M.C.

To All Whom These Presents May Concern: I, ALBERT L. SMITH

SEND GREETING:

Whereas, I, the said Albert L. Smith hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to CONSTRUCTION ADVANCE CORPORATION hereinafter called the mortgagee(s), in the full and just sum of Six Thousand Six Hundred and no/100 - - - - - DOLLARS (\$ 6,600.00 ), to be paid five months from date

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

semiannually 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 I, 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 me, 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 CONSTRUCTION ADVANCE CORPORATION

All that lot of land in the county of Greenville, state of South Carolina, on the southeast side of Tipperary Lane, being known and designated as Lot No. 28, Block B, on plat of Mayfair Estates recorded in Plat Book S pages 72-73 of the R.M.C. Office for Greenville County/ South Carolina, and having according to said plat and a recent survey made July 1956 by R. W. Dalton, the following metes and bounds, courses and distances, to wit:

BEGINNING at an iron pin on the southeast side of Tipperary Lane, the front joint corner of Lots Nos. 27 & 28; thence with the joint line of said lots, S. 60-48 E. 150 feet to an iron pin in line of lot No. 9; thence with the rear line of Lots Nos. 9 and 8, N. 29-12 E. 100 feet to an iron pin corner of Lot No. 29; thence with the line of said lot, N. 73-00 W. 162.8 feet to an iron pin on the southeastern side of Tipperary Lane; thence with the southeast side of said Tipperary Lane, N. 20-14 E. 58.7 feet to an iron pin; thence continuing with the southeast side of said Tipperary Lane, N. 29-12 E. 7.6 feet to the beginning corner.