

State of South Carolina

OLLIE FARNSWORTH
R.M.C.

BOOK 704 PAGE 121

COUNTY OF Greenville

To All Whom These Presents May Concern: We, Robert Law Smith and Betty Jo B. Smith,

hereinafter called the Mortgagor(s), SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by their certain promissory note in writing, of even date with these Presents, are well and truly indebted to R.P. Turner

hereinafter called Mortgagee, in the full and just sum of **Ninety-five Hundred (\$9500.00) ----- DOLLARS,** to be paid: \$77.63 on March 1, 1957, and \$77.63 on the 1st day of each month thereafter until Feb. 1, 1962, at which time the entire balance of indebtedness shall become due and payable. The said monthly payments of \$77.63 shall be applied first to interest and the balance to the principal. ^{with interest thereon from} ~~date~~ ^{at the rate of 5 1/2} ~~per centum per annum,~~ to be computed and paid monthly 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, 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 should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agrees to pay all costs and expenses including a reasonable amount as attorneys' 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 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 according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) paid by the said Mortgagee 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 Mortgagee,

R.P. Turner and his heirs and assigns:

All that certain parcel or lot of land situated on the east side of State Highway No. 14 (formerly known as Pelham Road), about 1 1/2 miles southward from the City of Greer and near Pleasant Grove Baptist Church, in Chick Springs Township, Greenville County, State of South Carolina, containing 1.33 Acres, more or less, and having the following courses and distances, to wit:

Beginning at a point in the center of said State Highway No. 14, corner of Rogers property, and running thence with the Rogers line, N. 53.30 E. 27.5 feet to an iron pin on the eastern bank of said highway; thence continuing with same course for a total distance of 431.5 feet to an iron pin on said line; thence N. 25.00 W. 44 feet to an iron pin; thence N. 84.55 W. 297.2 feet to a point in the center of said highway (iron pin back on line at 35 feet; thence with the center of the highway, S. 5.30 W. 324.2 feet to the beginning corner.

This is the same property conveyed to Betty Jo Brezeale, now Smith, by deed of M.M. Mattox, et al., recorded in Deed Book 508, page 428, R.M.C. Office for Greenville County.

The Mortgagee herein may require the issuance and maintenance of insurance upon the life of each of the persons obligated hereunder in a sum sufficient to pay this debt or any portion thereof, with the Mortgagee named as beneficiary, and, if the premiums are not otherwise paid, the Mortgagee may pay the said premiums, and any amount so paid shall become a part of the principal sum due under the note secured hereby.