

MORTGAGE OF REAL ESTATE—Prepared by W. Walter Wilkins, Attorney at Law, Greenville, S. C.

The State of South Carolina,

County of Greenville

FILED
GREENVILLE CO. S. C.
JUL 18 12 07 PM 1957

To All Whom These Presents May Concern: **J. W. PITTS**

SEND GREETING:

Whereas, **I**, the said **J. W. PITTS**

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 **PEOPLES NATIONAL BANK of Greenville, S. C., TRUSTEE UNDER AGREEMENT WITH HUNTINGTON & GUERRY, INC.**

hereinafter called the mortgagee(s), in the full and just sum of **TWENTY THOUSAND**

----- DOLLARS (\$ 20,000.00), to be paid \$219.54 on the 18th day of July, 1957 and a like amount on the 18th day of each and every month thereafter until the entire principal sum is paid in full, said installments to be applied first in payment of interest and then to principal

(The privilege is reserved to pay 20% of the principal due, on any monthly payment date, in any one year without penalty, in addition to the regular monthly payments, and agrees to pay a premium of 2% of any excess paid thereon.)

, with interest thereon from **date**

at the rate of **five and three-fourths (5 3/4%)** percentum 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, 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 **PEOPLES NATIONAL BANK OF GREENVILLE, S. C., TRUSTEE UNDER AGREEMENT WITH HUNTINGTON & GUERRY, INC.**

All that certain piece, parcel or lot of land on the eastern side of S. C. Highway No. 291, being a part of Lot No. 11 as shown on plat recorded in the RMC Office for Greenville County in Plat Book JJ at page 105 and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the eastern side of S. C. Highway # 291, which iron pin is 687.5 feet from the intersection of said SC Highway No. 291 and Edwards Road, and running thence S. 88-20 E. 194.73 feet to an iron pin on a 30 foot service alley; thence S. 0-43 W. 52.5 feet to an iron pin; thence N. 88-20 W. 194.65 feet to an iron pin on S. C. Highway No. 291; thence N. 0-38 E. 52.5 feet to an iron pin the point of beginning.

This is the same property conveyed to mortgage by J. B. Lancaster, Jr. by deed recorded March 18, 1957 in volume 573 page 175, of the RMC Office for Greenville County.

PAID AND RECEIVED IN FULL FOR THE 5th OF August 1960 THE PEOPLES NATIONAL BANK, Greenville, South Carolina, Trustee u/a with Huntington & Guerry, Inc.
E. E. Wells Trust Officer
Lorraine C. Marlan
Jacqua Schmirch
Schmirch

RECORDED AND INDEXED IN BOOK OF RECORDS 8 OF August 1960 OLLIE FARNSWORTH S.H.C. FOR GREENVILLE COUNTY, S. C. 4006