

MORTGAGE OF REAL ESTATE—GREENE of LEATHERWOOD, WASHINGTON & JAMES, Attorneys at Law, Greenville, S. C.

FILED

BOOK 718 PAGE 440

JUL 12 11 25 AM 1957

STATE OF SOUTH CAROLINA,

CLERK OF COURTS
R.M.C.

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS we, James C. Hawkins and Joyce R. Hawkins,

are well and truly indebted to
The South Carolina National Bank, as Trustee under agreement with
Bessie Norris Tilman, dated July 9, 1953

in the full and just sum of -----Thirty-Eight Hundred and No/100-----
Dollars, in and by our certain promissory note in writing of even date herewith, due and payable

on the ~~xxxxxx~~ ~~xxxx~~
in monthly installments of Sixty-Five Dollars (\$65.00) each, the first
such installment to become due and payable one month from date, and a
like installment of Sixty-Five Dollars (\$65.00) to become due on the
same day of each and every month thereafter, until the above sum has
been paid in full. The said payments to be applied first to interest
and then to the reduction of principal,

with interest
from date at the rate of six per centum per annum
until paid; interest to be computed and paid monthly, as above set forth
~~annually~~ and if unpaid when due to
bear interest at same rate as principal until paid, and we have further promised and agreed to pay ten per
cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal
proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That we, the said James C. Hawkins and Joyce R. Hawkins,

in consideration of the said debt and sum of money
aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and
also in consideration of the further sum of Three Dollars, to us in hand well and truly paid at and before
the sealing and delivery 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
The South Carolina National Bank, as Trustee under agreement with Bessie
Norris Tilman, dated July 9, 1953, its successors and assigns:

all that tract or lot of land in
~~Township~~ Greenville County, State of South Carolina,
being known and designated as Lot No. 1 and a portion of Lot No. 2 of the
H. L. Baumgardner Property and having the following metes and bounds,
according to plat of said property, recorded in the R.M.C. Office for
Greenville County, S. C. in Plat Book "Q" at page 197:

BEGINNING at an iron pin on Lowndes Hill Road at
the Eastern edge of Lot No. 1, and running thence S. 83-45 W. 57 feet;
thence 84 feet, more or less, in a southernly direction to a China-
berry tree; thence S. 21-23 E. 382 feet, more or less, to the joint
rear corners of Lots Nos. 1 and 2 to a proposed road; thence N. 56-15 E.
142 feet along the proposed road to an iron pin on the said proposed
road and rear corners of Lot No. 1; thence N. 31-30 W. 421.8 feet to
an iron pin on Lowndes Hill Road, the point of beginning.

It has been the intention of the mortgagors to
retain a 25 foot strip across the rear of this lot for a proposed road.
It is understood and agreed by the mortgagors and mortgagee that said
25 foot strip, if not already provided for, is herewith provided for.