

FILED
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BOOK 791 PAGE 197

The State of South Carolina,
COUNTY OF GREENVILLE

WILLIAM BONHAM THOMAS
MORTGAGOR

To All Whom These Presents May Concern:

WILLIAM BONHAM THOMAS

SEND GREETING:

Whereas, I, the said William Bonham Thomas
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 J. LOUIS COWARD CONSTRUCTION COMPANY, INC.

hereinafter called the mortgagee(s), in the full and just sum of Six Hundred and No/100-----
----- DOLLARS (\$ 600.00), to be paid

payable two (2) years after date,

, with interest thereon from date
at the rate of five (5%) percentum per annum, to be computed and paid
semi-annually 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, 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 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 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 J. LOUIS COWARD CONSTRUCTION COMPANY, INC., its successors and assigns, forever:

ALL that piece, parcel or lot of land lying, situate, near the City of Greenville, County of Greenville, State of South Carolina, known and designated as Lot 11, Plat of Sharon Park, according to plat by C. C. Jones, Dated April, 1955, revised plat of May 15, 1956, recorded in the RMC Office for Greenville County, S. C., in Plat Book EE, page 175, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the West side of Clover Street at joint front corner of Lots 11 and 12, and running thence along line of these lots, S. 67-42 W., 182.3 feet to an iron pin; thence N. 29-31 W., 110.2 feet to an iron pin at joint rear corners of Lots 11 and 12; thence N. 77-17 E. 45 feet to an iron pin; thence N. 77-17 E., 67.7 feet to an iron pin; thence N. 63-21 E., 100 feet to an iron pin on the Western side of Clover Street; thence along the Western side of Clover Street, which line is curved, the chord of which is S. 11-54 E., 80 feet to an iron pin, point of beginning.

THIS is the same property conveyed to us by deed of J. Louis Coward Construction Company, Inc., to be recorded herewith.

THIS mortgage is junior in rank to the lien of that mortgage this date given by me to C. Douglas Wilson & Co. for \$10,050.00, to be recorded herewith.