

GREENVILLE CO. S.C.

BOOK 1046 PAGE 117

DEC 7 4 45 PM 1966

CLERK OF SUPERIOR COURT

State of South Carolina,

County of GREENVILLE

KINGSTON REALTY CO., INC.

SEND GREETING:

WHEREAS, we the said **Thomas S. Chandler, President and W. James Williams, Secretary & Treasurer, of Kingston Realty Co., Inc.**

in and by **our** certain promissory note in writing, of even date with these presents **are** well and truly indebted to **NEW YORK LIFE INSURANCE COMPANY**

in the full and just sum of **Two Hundred Eight Thousand, Eight Hundred and No/100 (\$ 208,800.00)** DOLLARS, to be paid **in monthly installments** in Greenville, S. C., together with

interest thereon from date hereof until maturity at the rate of **six & one-quarter (6 1/4)** per centum per annum, said principal and interest being payable in **one hundred eighty (180)** installments as follows:

Beginning on the **1st** day of **January**, 19**67**, and on the **1st** day of each **month**

of each year thereafter, the sum of \$ **1,790.30**, to be applied on the

interest and principal of said note, said payments to continue up to and including the **1st** day of **November**,

19**81**, and the balance of said principal and interest to be due and payable on the **1st** day of **December**,

19**81**; the aforesaid **monthly** payments of \$ **1,790.30** each are to be applied first to

interest at the rate of **six & one-quarter (6 1/4)** per centum per annum on the principal sum of \$ **208,800.00** or

so much thereof as shall, from time to time, remain unpaid and the balance of each **monthly** payment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as herein provided, including any past due taxes or insurance premiums, the same shall bear simple interest from the date of such default until paid at the rate of **six & one-quarter** per centum per annum.

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 collections, 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 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 **it**, the said **Kingston Realty Co., Inc.**

in consideration of the said debt and sum of money aforesaid, and for the

better securing the payment thereof to the said **New York Life Insurance Company**

according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to **mortgagee**

Company in hand and truly paid by the said **mortgagor, Kingston Realty Co., Inc.**

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 **New York Life Insurance Company,**

its successors and assigns, the following described real estate, to wit:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lots Nos. 24, 25, 26 and 27 on plat of MARSHALLS ADDITION recorded in the R. M. C. Office for Greenville County, S.C., in Plat Book "EEE" at page 658, and having according to said plat and a more recent plat of the property of Kingston Realty Co., Inc. prepared by R. B. Bruce, RLS, dated April 4, 1966, the following metes and bounds, to wit;

BEGINNING at an iron pin on Huff Street which iron pin is the joint corner of Lots 2 and 24 and running thence N 60 15 W 312 feet to an iron pin on Monroe Street; thence along Monroe Street, N 31 30 E 380 feet to an iron pin; thence S 50 30 E 311 feet to an iron pin on Huff Street; thence along Huff Street, S 30 49 W 327.2 feet to an iron pin; point of BEGINNING.

SATISFIED AND CANCELLED OF RECORD
20th DAY OF MAY 1982
Dannie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:34 O'CLOCK A. M. NO. 25216

FOR SATISFACTION TO THIS MORTGAGE SEE:
SATISFACTION BOOK 77 PAGE 134