

MORTGAGE OF REAL ESTATE--Prepared by Rainey, Fant & Horton, Attorneys at Law, Greenville, S. C.

The State of South Carolina,  
COUNTY OF Greenville

SEND GREETING:

Whereas, We, the said Wallace David Lipscomb and Leila Mae Middleton Lipscomb hereinafter called the mortgagor(s) in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to Taylors Lumber Company, Inc.

hereinafter called the mortgagee(s), in the full and just sum of Twelve Thousand Five Hundred and No/100-----DOLLARS (\$ 12,500.00), to be paid at in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of Six ( 6 %) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 1st day of December, 19 67, and on the 1st day of each month of each year thereafter the sum of \$ 105.49, to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of October 19 82, and the balance of said principal and interest to be due and payable on the 1st day of November 19 82; the aforesaid monthly payments of \$ 105.49 each are to be applied first to interest at the rate of Six ( 6 %) per centum per annum on the principal sum of \$ 12,500.00 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, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) 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 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 we, 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 us, 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 Wallace David Lipscomb and Leila Mae Middleton Lipscomb, their Heirs and Assigns, forever:

ALL that certain piece, parcel or lot of land constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, about two (2) miles northeast of Taylors, South Carolina, and lying on the southern side of a newly cut road or street, and shown and designated as Lots 43 and 44 on plat of the R. L. Wynn Estate, plat made by J. Q. Bruce, dated March 18, 1950 and recorded in the RMC Office for Greenville County in Plat Book Y, Page 11, and having the following courses and distances, to-wit:

BEGINNING at a point on the southern side of said newly cut road or street and at the corner of Lot 42 and running thence along said newly cut road or street, S 84-26 E, 200 feet to a stake; thence S 5-34 W, 293 feet to a stake; thence S 81-30 W, 90 feet to a stake; thence N 73-45 W, 115 feet to a stake; thence N 5-34 E, 294 feet to the point of beginning.

*This Real Estate Mortgage and the note it secures is hereby paid in full and satisfaction authorized this 17th day of July 1970.*

*Taylors Lumber Company*

*Martin Ansell Alvirne*

*Mildred A. Roberts*

*Margie T. Alvirne Individually. See that certain*

*Consent Agreement recorded in Plat Book 1075, Page 15, P.M.C. Office for Greenville County.*

*Martin Ansell Alvirne*

*Mildred A. Roberts as Attorneys in Fact and Agents*

*under that certain Power of Attorney recorded in Plat Book 1075, Page 15, P.M.C. Office for Greenville County.*

SATISFIED AND CANCELLED  
DATE July 19 70

R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT O'CLOCK M. NO.