

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

FILED
GREENVILLE CO. S. C. BOOK 1117 PAGE 436

The State of South Carolina,
COUNTY OF Greenville

FEB 19 11 12 AM 1969

OLLIE FANT HORTON

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, I, the said PADGETT D. JOHNSON
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 PAULINE OWENS MAHAFFEY

hereinafter called the mortgagee(s), in the full and just sum of Twelve Thousand and No/100-----

----- DOLLARS (\$12,000.00), to be paid
as follows: The sum of \$1,000.00 to be paid on the 19 day of
August, 1969, and the sum of \$1,000.00 to be paid on the 19 day of
February and August of each year thereafter up to and including the
19 day of August, 1974, and the balance to be paid on the 19 day of
February, 1975.

, with interest thereon from date
at the rate of six (6%) semi-annually percentum per annum, to be computed and paid
interest at the same rate as principal. until paid in full; all interest not paid when due to bear

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 Pauline Owens Mahaffey, Her Heirs and Assigns, Forever:

ALL that parcel or tract of land situate on the Southeast side of Old Grove Road and on the Southwest side of a 50-foot unnamed street and on the Southwest side of Pine Ridge Drive, near the City of Greenville in Greenville County, South Carolina, and having, according to a survey made by Jones Engineering Service on February 11, 1969, recorded in the RMC Office for Greenville County, S. C., in Plat Book 4-A, Page 69, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of Old Grove Road at the corner of a 50-foot unnamed street and runs thence along the Southeast edge of Old Grove Road, S. 35-24 W. 75 feet to an iron pin; thence along the line of other property of the mortgagee herein, S. 44-30 E. 236 feet to an iron pin; thence still along the line of other property of the mortgagee herein, S. 28-30 W. 316.5 feet to an iron pin; thence S. 74-10 E. 400.2 feet to an iron pin; thence S. 30-10 W. 367 feet to an iron pin; thence S. 2-51 E. 412.4 feet to an iron pin; thence N. 83-0 E. 408 feet to an iron pin; thence N. 12-45 W. 470 feet to an iron pin; thence N. 40-45 E. 125 feet to an iron pin; thence N. 32-30 E. 177 feet to an iron pin; thence N. 53-15 E. 180 feet to an iron pin on the Southwest edge of Pine Ridge Drive; thence along Pine Ridge