

MORTGAGE OF REAL ESTATE—Prepared by McKay, Faust & HENNING, Attorneys at Law, Greenville, S. C.

McKay
FILED
GREENVILLE CO. S. C. BOOK 1180 PAGE 27

FEB 3 5 07 PM '71
OLLIE FARNSWORTH
R. M. C.

The State of South Carolina,
COUNTY OF GREENVILLE

To All Whom These Presents May Concern: Ethel P. McCarty

SEND GREETING:

Whereas, I, the said Ethel P. McCarty
hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents,
well and truly indebted to The South Carolina National Bank of Charleston,
Greenville, S. C. Branch
hereinafter called the mortgagee(s), in the full and just sum of Two Thousand Four Hundred Eighty-Four
and No/100-----DOLLARS (\$ 2,484.00), to be paid
as follows: the sum of \$69.00 to be paid on the 5th day of March, 1971,
and the sum of \$69.00 to be paid on the 5th day of every month of every
year thereafter up to and including the 5th day of January, 1974 and
the balance thereon remaining to be paid on the 5th day of February, 1974.

, with interest thereon from maturity
at the rate of ---Seven (7%)-----
monthly interest at the same rate as principal. percentum per annum, to be computed and paid
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 The South Carolina National Bank of Charleston, Greenville, S. C. Branch, its successors and assigns, forever:

ALL that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, near the City of Greenville, S. C. on the west side of Bailey Street, being known and designated as Lot No. 86 on Plat of property of Mountain View Land Company, recorded in Plat Book A, pages 396 and 397, R.M.C. Office for Greenville County, and having according to a Plat thereof made by Pickell & Pickell, Engineers, January 25, 1945, the following metes, bounds, courses and distances, to-wit:

BEGINNING at an iron pin on the west side of Bailey Street at corner of Lot No. 87, as shown on above Plat; and running thence with the west side of Bailey Street S. 11-30 E. 50 feet to an iron pin, corner of Lot No. 85; thence with the line of that Lot S. 83-30 W. 148 feet to an iron pin on a 10 foot alley; thence with the said alley N. 11-30 W. 50 feet to an iron pin, corner of Lot No. 87; thence with the line of that Lot N. 83-30 E. 148 feet to the beginning corner.

This being the same property conveyed to the mortgagor by deed of E. P. Hodgens, dated February 5, 1945, recorded in the R.M.C. Office for Greenville, S. C. in Mortgage Book 272, Page 151.