

The State of South Carolina,

County of Greenville

1923 9 27 AM

To All Whom These Presents May Concern: we, Dillard Ballew and Virginia K. Ballew

SEND GREETING:

Whereas, we, the said Dillard Ballew and Virginia K. Ballew

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 The Peoples National Bank of Greenville, S. C.

hereinafter called the mortgagee(s), in the full and just sum of Three Thousand

DOLLARS (\$ 3,000.00 ), to be paid

\$100.00 quarterly, said installments to be applied first in payment of interest and then to principal, until entire principal sum is paid in full

, with interest thereon from date

at the rate of six (6%)

percentum per annum, to be computed and paid

quarterly

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, then the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, 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 his 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(s) promise to pay all costs and expenses including 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 well and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents do grant, bargain, sell and release unto the said The Peoples National Bank of Greenville, S. C.

All that piece, parcel or lot of land situate, lying and being in the county of Greenville, state of South Carolina, just outside the corporate limits of the town of Simpsonville, in Fairview Township, on the west side of Highway No. 276 and State Highway No. 2 with the following metes and bounds, to-wit:

Beginning at an iron pin at edge of said highway right of way, joint front corner of lots of Donald Davis and running thence with the Davis line S. 85-50 W. 200 feet to an iron pin; thence S. 44 E. 75 feet to an iron pin; thence N. 85-50 E. 200 feet to an iron pin in edge of said highway right of way; thence with the edge of said highway right of way N. 4 1/4 W. 75 feet to an iron pin at point of beginning, and bounded by land of Donald Davis, formerly Simpsonville Lumber Company, and other lands of the said grantor and said highway. The within premises being a portion of the same tract of land conveyed to mortgagor by deed recorded in the R. M. C. Office for Greenville County in volume 317 page 7.