

MORTGAGE.

State of South Carolina,
County of Greenville

FILED
GREENVILLE CO. S. C.

DEC 18 3 14 PM 1952

To All Whom These Presents May Concern

William P. Dearman

OLLIE FARNSWORTH
R. M. C.

hereinafter spoken of as the Mortgagor send greeting.

Whereas William P. Dearman

is justly indebted to C. Douglas Wilson & Co., a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of

Twelve Thousand and no/100 Dollars

(\$ 12,000.00), lawful money of the United States which shall be legal tender in payment of all debts and dues, public and private, at the time of payment, secured to be paid by that one certain bond or obligation, bearing even date herewith, conditioned for payment at the principal office of the said C. Douglas Wilson & Co., in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, as the owner of this obligation may from time to time designate, of the sum of

Twelve Thousand and No/100 Dollars (\$ 12,000.00)

with interest thereon from the date hereof at the rate of 4-3/4 per centum per annum, said interest to be paid on the 1st day of January 1953 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the 1st day of February 1953, and on the 1st day of each month thereafter the sum of \$ 77.55 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of December, 1972, and the balance of said principal sum to be due and payable on the 1st day of January, 1973; the aforesaid monthly payments of \$ 77.55 each are to be applied first to interest at the rate

of 4-3/4 per centum per annum on the principal sum of \$ 77.55 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. Said principal and interest to be paid at the par of exchange and net to the obligee, it being thereby expressly agreed that the whole of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinafter provided.

Now, Know All Men, that the said Mortgagor, in consideration of the said debt and sum of money mentioned in the condition of the said bond and for the better securing the payment of the said sum of money mentioned in the condition of the said bond, with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns, forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 75, Block D according to the plat of University Heights, made by Piedmont Engineering Service, dated January, 1949 and recorded in the R. M. C. Office for Greenville County in Plat Book BB at Page 21 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Carmel Street, joint corner of Lots Nos. 48 and 75; thence along the line of Lots 48 and 49, S. 31-16 E. 200 feet to an iron pin in the line of Lot No. 51; thence along the line of Lot No. 51 and 52, N. 56-37 E. 105 feet to an iron pin; thence along the line of Lot No. 74, N. 31-19 W. 190.3 feet to an iron pin on the southeastern side of Carmel Street; thence along said street S. 61-33 W 105 feet to the point of beginning.

Being the same property conveyed to the mortgagor by deed of Gaynelle Mae Bates, et al by deed of record in the R. M. C. Office for Greenville County in Deed Book 458 at Page 332.