

MORTGAGE.

FILED GREENVILLE CO., S. C.

State of South Carolina,
County of Greenville.

MAY 17 4 59 PM 1954

To All Whom These Presents May Concern

FRANK F. HOWARD

CLERK OF COURTS R. M. C.

hereinafter spoken of as the Mortgagor send greeting.

Whereas Frank F. Howard

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 SIX THOUSAND, SEVEN HUNDRED AND NO/100 - - - - - Dollars

(\$ 6,700.00), 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 note 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

SIX THOUSAND, SEVEN HUNDRED AND NO/100 - - - - - Dollars (\$ 6,700.00)

with interest thereon from the date hereof at the rate of 4 1/2% per centum per annum, said interest to be paid on the 1st day of June 1954 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the 1st day of July 1954, and on the 1st day of each month thereafter the sum of \$ 42.39 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of May 1974, and the balance of said principal sum to be due and payable on the 1st day of June 1974; the aforesaid monthly payments of \$ 42.39 each are to be applied first to interest at the rate

of 4 1/2% per centum per annum on the principal sum of \$ 6,700.00 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. 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 note and for the better securing the payment of the said sum of money mentioned in the condition of the said note 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 on the northwest side of Prancer Avenue and on the west side of Long Hill Street, in the City of Greenville, in Greenville County, S. C., being shown as Lot No. 260 on plat of Pleasant Valley, made by Dalton & Neves, Engineers, April 1946, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "P", at Page 92, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Long Hill Street at corner of Lots 244 and 260 and running thence S. 89-52 W. 120 feet to an iron pin; thence with the line of Lot 261, S. 0-08 E. 160 feet to an iron pin on the north side of Prancer Avenue; thence with the curve of Prancer Avenue (the chord being N. 78-37 E. 47.6 feet) to an iron pin; thence continuing with the curve of Prancer Avenue (the chord being N. 56-07 E. 47.6 feet) to an iron pin; thence with the curve of Prancer Avenue and Long Hill Street (the chord being N. 33-37 E. 47.6 feet) to an iron pin on the west side of Long Hill Street; thence with the curve of Long Hill Street (the chord being N. 10-17 E. 46.6 feet to an iron pin; thence continuing with the west side of Long Hill Street, N. 0-08 W. 39.3 feet to the beginning corner.