

OCT 17 4 23 PM 1957

STATE OF SOUTH CAROLINA,
COUNTY OF Greenville

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

That I, Jack B. Payne of Greenville, in the State aforesaid, Mortgagor herein, send greeting:

The word Mortgagor as used herein shall include one or more persons or Corporations, as the context may require. Whenever used in this Mortgage the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WHEREAS, the said Mortgagor by his certain promissory note, in writing of even date herewith, the terms of which are incorporated herein by reference, is well and truly indebted unto PALMETTO STATE LIFE INSURANCE COMPANY, of Columbia, South Carolina, in the principal sum of

-----Twenty Thousand and no/100----- (\$ 20,000.00)

Dollars, with interest thereon at the rate of five and one-half (5 1/2%) per cent per annum, said interest and principal being payable in monthly installments of

One Hundred Sixty-Three and 42/100----- (\$163.42)

Dollars, for a period of one hundred eighty (180) months, the first payment thereunder to become due and payable on the 17th day of November, 19 57, and the last on the 17th day of October, 1972. Said monthly payments shall be applied:

- FIRST: To the payment of interest due on said loan, computed monthly.
- SECOND: To the payment, at the option of PALMETTO STATE LIFE INSURANCE COMPANY, of such taxes, assessments, or insurance as may be in default on the property pledged to secure this obligation.
- THIRD: The balance of said amount to the payment to that extent, as a credit of that date, on the principal of this loan.

Said note further providing that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, the whole amount due under said note shall, at the option of the holder hereof, become immediately due and payable, and suit may be brought to foreclose this mortgage.

Said note further providing for a ten (10%) per centum attorney's fee besides all costs and expenses of collection to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured by this mortgage), as in and by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That the mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said PALMETTO STATE LIFE INSURANCE COMPANY according to the terms of the said note and also in consideration of the further sum of Three and no/100 (\$3.00) Dollars to the said mortgagor in hand well and truly paid by the said PALMETTO STATE LIFE INSURANCE COMPANY at and before the sealing and delivery 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 said PALMETTO STATE LIFE INSURANCE COMPANY, its successors and assigns the following described real property: in the City of Greenville, County of Greenville, State of South Carolina

All that piece, parcel or lot of land, situate, lying and being/on the southeastern corner of the intersection of Augusta Road and Club Drive, and being known and designated as Lot No. 65 and a portion of Lot No. 66 on plat of property of Ables and Razor, dated September 1919, and recorded in the R. M. C. Office for Greenville County in Plat Book "E" at page 153 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southeastern corner of the intersection of Augusta Road and Club Drive and running thence along the east side of Augusta Road S. 14-38 E. 77.88 feet to an iron pin; thence N. 66-05 E. running to, with and beyond the south face of a concrete block wall 193.2 feet to an iron pin on the western edge of a 10-foot alley; thence with the western edge of said alley N. 16-38 W. 79.84 feet to an iron pin on the south side of Club Drive; thence along the south side of Club Drive S. 65-30 W. 190.3 feet to the point of beginning.

The above is the same property conveyed to me by four (4) deeds, which deeds are recorded in the R. M. C. Office for Greenville County in Deed Book 581, at Page 21; Deed Book 522 at Page 239; Deed Book 477 at Page 184 and Deed Book 286 at Page 23.

Witness my hand and seal of office this 17th day of October 1957
Ollie Farnsworth
R. M. C. No. 24747

Witness my hand and seal of office this 17th day of October 1957
J. J. Inman
Nellie M. Smith
Deputy