MORTGAGE OF REAL ESTATE—Prepared by Rainey, Fant & Horton, Attorneys at Law, Greenville, S. C.

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FILED
GREENVILLE CO. S. C.

SEP 20 10 15 AM 1966

OLLIE FARNSWORTH
R. M.C.

The State of South Carolina,

COUNTY OF GREENVILLE

SEND GREETING:

Whereas, we, the said BRUCE LEE BRAMLETT and FRANCES M. BRAMLETT

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 CLARENCE R. MOIZE and RUTH T. MOIZE

hereinafter called the mortgagee(s), in the full and just sum of TWO THOUSAND FIVE HUNDRED and NO/100---------- DOLLARS ($ 2,500.00), to be paid at ---------- in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of Six and 3/4 (6-3/4%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 15th day of January, 19 67, and on the 15th day of each month of each year thereafter the sum of $ 50.00---------, to be applied on the interest and principal of said note, said payments to continue until the principal and interest are paid in full ~~[illegible]~~; the aforesaid monthly payments of $ 50.00 each are to be applied first to interest at the rate of Six & 3/4 (6 3/4%) per centum per annum on the principal sum of $2,500.00 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, interest from date through Dec. 31, 1966 to be paid monthly on or before the 15th day of the following month.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as herein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

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 convenant 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; ~~[illegible]~~ hereof necessary for the protection of its interests to place, and the holder shall place, the said note or this mortgage in the hands of an attorney for collection, the said mortgagor(s) shall pay to the said mortgagee(s) a reasonable attorney's fee, not exceeding ten (10%) per cent of the indebtedness, or a sum not exceeding ~~[illegible]~~ dollars, which shall be added to the mortgage indebtedness and to be secured under this mortgage, be a part of the 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 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 CLARENCE R. MOIZE and RUTH T. MOIZE, their heirs and assigns, forever:

ALL that piece, parcel or lot of land situate in O'Neal Township, Greenville County, South Carolina, consisting of 22.52 acres as shown on a plat of the property of Clarence R.Moize by Terry Dill, October 23, 1962 and having, according to said plat, the following metes and bounds, to wit: