

MAR 13 1 23 PM 1968

State of South Carolina }
COUNTY OF Greenville }

CLERK OF COURT
RECORDED

To All Whom These Presents May Concern:

We, James H. Benson, Jr. & Camilla R. Benson hereinafter called the Mortgagor(s), SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by our certain promissory note in writing, of even date with these Presents, are well and truly indebted to BANK OF GREER, GREER, S. C., hereinafter called Mortgagee, in the full and just sum of

Thirty three thousand seven hundred fifty DOLLARS, to be paid in monthly installments of \$ 316.57 commencing on the 15 day of April, 1968 and on the 15 day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not paid sooner, shall be due and payable on the 15 day of March, 1981.

with interest thereon from date at the rate of 6 1/4 per centum per annum, to be computed and paid monthly, as stated above, 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, 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 should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agree(s) to pay all costs and expenses including a reasonable amount as attorneys' 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 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 according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) paid by the said Mortgagee 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 Mortgagee,

All those pieces, parcels or lots of land, together with buildings and improvements situate thereon, lying on the Eastern side of Memorial Drive and the Western side of Morrow Street and the Southern side of Rosaa Street, in the City of Greer, Chick Springs Township, Greenville County, South Carolina, being shown and designated as lots Nos. 13, 14, 24 and a portion of Lot No. 25 on a plat of Morrow Heights and having according to a Plat entitle "Property of Holtzclaw Funeral Home, Inc." made by H.S. Brockman, Surveyord, dated December 7, 1954 the following metes and bounds, to wit:

BEGINNING at an iron pin at the Southwestern corner of the intersection of Morrow Street and Rosa Street and running thence with the Southern side of Rosa Street, N. 77-49 W. 301 feet to an iron pin at the Eastern Intersection of Rosaa Street with Memorial Drive; thence with the Eastern side of Memorial Drive, S. 11-47 W. 100.95 feet to an iron pin; thence along the line of Lot No. 15, and running a new line through Lot No. 25, S. 77-49 E. 301 feet to an iron pin on Morrow Street; thence with the Western side of Morrow Street, N. 11-47 E. 100.95 feet to an iron pin, the beginning corner.

This is the same property conveyed to James H. Benson, Jr. and Camilla R. Benson by deed dated March 6, 1968.