



The State of South Carolina

COUNTY OF ~~ANDERSON~~ GREENVILLE

To All Whom These Presents May Concern:

G. A. Spearman and Linda K. Spearman-----

(hereinafter referred to as Mortgagor) _____ SEND GREETING

Whereas, the said Mortgagor is well and truly indebted unto Capital Bank and Trust-----

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note in writing, of even date with these presents, in the full and just sum of Four Thousand Two Hundred Ninety-Three and 72/100 Dollars in thirty-six (36) monthly installments of One Hundred Nineteen and 27/100 (\$119.27) Dollars, each until paid in full, the first installment to be paid on the ~~20th~~ ^{20th} day of ~~March~~ ^{April} 1974 and subsequent installments on the 20th day of each month thereafter until the principal sum with interest has been paid in full.

*L.K. Spearman
P.D.
Spearman*

_____ with interest thereon from _____
at the rate of 7 per cent, per annum, to be computed and paid monthly

_____ 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, then 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; said note further providing for a reasonable attorney's fee _____ besides all costs and expense of collection, to be added to the amount due on the 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 under this mortgage); as in and by the said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That the said Mortgagor 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 said note, and also in consideration of the further sum of Three Dollars, to the said Mortgagor in hand well and truly 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, and Mortgagee's Heirs, or Successors, and Assigns forever:

ALL that lot of land in the State of South Carolina, County of Greenville, in Oaklawn Township, containing .80 acres, more or less, according to a plat prepared by John C. Smith, Surveyor, dated October 30, 1969 and having, according to such plat, the following metes and bounds, to wit: BEGINNING at an iron pin, old, same being the joint corner with Fisher, Campbell and tract herein conveyed, being the southeast corner or said tract; running thence with Campbell and Woods line, S 74° 03' W 278.4 feet to an iron pin, old; running thence N 11° 47' W 125 feet to an iron pin; running thence N 74° 05' E 276.8 feet to an iron pin; running thence S 12° 35' E 125 feet to point of beginning. This is the identical property conveyed unto the Mortgagors herein by deed of Myrtle B. McConnell dated February 25, 1972 and recorded in the Office of the Register of Mesne Conveyances for Greenville County, South Carolina in Deed Book 937 at Page 269. This mortgage is subordinate in lien to a first mortgage given by the Mortgagors unto Saluda Valley Savings and Loan.

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