

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Ruth B. Mauldin

SEND GREETING:

WHEREAS, I, the said Ruth B. Mauldin

in and by my certain Promissory note in writing, of even date with these presents am well and truly indebted to Edgar C. Waldrop

in the full and just sum of Twenty-seven Hundred Sixty-three & 67/100 (\$2763.67) Dollars to be paid: \$25.00 on the 1st day of each month beginning Sept. 1, 1944 until January 1, 1946 and in addition the payment of \$1000.00 on January 1, 1945, and the entire balance to be due January 1, 1946, with the right to anticipate any or all of the unpaid balance; said payments to be applied first to interest and then to principal

with interest thereon from date at the rate of six (6%)

per cent. per annum, to be computed and paid monthly until paid in full; all interest not paid when due to bear interest at 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 thereof, who may sue thereon and foreclose this mortgage; said note further providing for an attorney's fee of ten (10%) per cent of the amount due thereon

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; and 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 the 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 and release unto the said Mortgagee, and

his Heirs and Assigns, forever, all and singular that certain piece, parcel, lot, or tract of land situate, lying and being in Paris Mountain Township, Greenville containing 4.30 acres, and being more particularly described as follows according to a survey made by Dalton & Neves, Engineers, in March, 1942:

BEGINNING at a pin in road leading from the New Buncombe Road, said point being the Southeast corner of a 1-acre tract, now or formerly owned by R. B. Marrant, and running thence with the line of said property, N. 20 W. 201 feet to a fence post; thence continuing with the line of said property, S. 64-15 W. 251 feet to a stake on the East side of the right-of-way of the New Buncombe Road; thence with the Eastern side of said right-of-way N. 39 W. 54 feet to a point in the center of Parker Road, where said Parker Road intersects with the New Buncombe Road; thence with the center of the Parker Road N. 28-20 W. 249 feet to a point in the center of the Parker Road, corner of land now owned by Mason Alexander; thence with the line of said land, N. 64-30 E. 492 feet to an iron pin; thence S. 46-35 E. 42.3 feet to a c. i. monument; thence along the line of a hedge and a ditch S. 21-15 E. 437.6 feet to a point in the center of road leading from the New Buncombe Road; thence with said road S. 57-30 W. 216 feet to a stake, the point of beginning, which is located on the Southern edge of said road; said property being the same conveyed to Ruth B. Mauldin by J. S. Mauldin by deed dated March 31, 1942, recorded in Vol. 243, page 329.

It is understood and agreed that this mortgage is executed subject to a Contract for Sale between Ruth Mauldin and Fannie M. Clarkson and A. R. Clarkson for a sale of a portion of the above land on which there is now due \$3,000.00, with interest from July 24, 1944, and the mortgagor's interest in said Contract is hereby assigned to Edgar C. Waldrop as a part of the security for said note.

Satisfied January 1st 1946 Edgar C. Waldrop

RECORDED & INDEXED IN BOOK 328 PAGE 254 FOR GREENVILLE COUNTY, S.C. 361