

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN

I, John B. Long

hereinafter spoken of as the Mortgagor, send greeting.

WHEREAS John B. Long

justly indebted to C. Douglas Wilson & Co.,

State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of Seven Thousand and No/100

(\$7,000.00), lawful money of the United States which shall be legal tender in payment of all debts...

that one

certain bond or obligation, bearing even date herewith, conditioned for payment at the principal office of the said

in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, as the owner of this obligation may from time to time designate,

Seven Thousand and No/100 Dollars (\$7,000.00)

(said interest to be paid on the 1st day of December 1946 and thereafter with interest thereon from the date hereof at the rate of four per centum per annum, said interest and principal sum to be paid in installments as follows: Beginning on the

1st day of January 1947, and on the 1st day of each month thereafter the

sum of \$42.42 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st

of November 1966 and the balance of said principal sum to be due and payable on the 1st

day of December 1966 the aforesaid monthly payments of \$42.42 each are to be applied first to interest

at the rate of four per centum per annum on the principal sum of \$7,000.00 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. Said principal and interest to be paid at the par of exchange and net to the obligee, it being thereby expressly agreed that the whole of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinafter provided.

NOTE - FOR POSITION OF PARAGRAPH - See: other side - - - The Mortgagor agrees that there shall be added to each monthly payment required hereunder or under the evidence of debt secured hereby an amount estimated by the Mortgagee to be sufficient to enable the Mortgagee to pay, as they become due, all taxes, assessments, hazard insurance, and similar charges upon the premises subject hereto. any deficiency because of the insufficiency of such additional payments shall be forthwith deposited by the Mortgagor with the Mortgagee upon demand by the Mortgagee. Any default under this paragraph shall be deemed a default in payment of taxes, hazard insurance, or similar charges required hereunder.

NOW, KNOW ALL MEN, that the said Mortgagor in consideration of the said debt and sum of money mentioned in the condition of the said bond and for the better securing the payment of the said sum of money mentioned in the condition of the said bond, with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being near the City of Greenville,

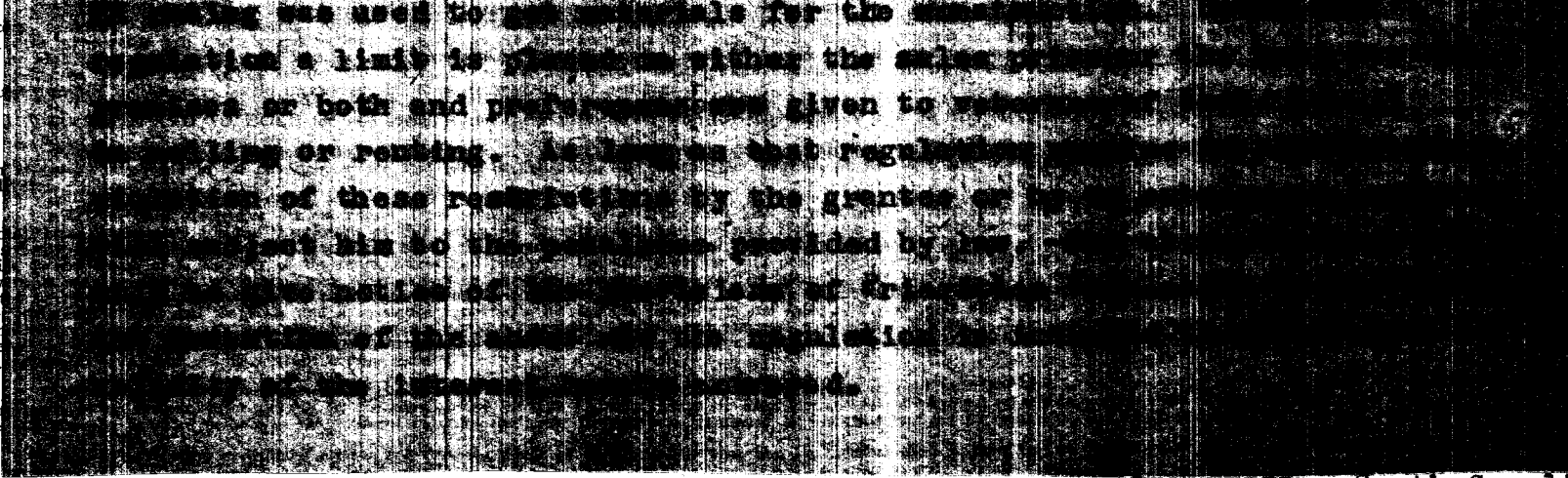
in the County of Greenville, State of South Carolina, on the Southeastern side of Brockman Avenue and designated as Lot #21 of the Property of Ethel Y. Perry, a plat of which is recorded in the R.M.C.'s Office for Greenville County in Plat Book "B" at Page 33 and having according to said plat the following metes and bounds, courses and distances to-wit:-

BEGINNING at an iron pin on the Southeastern side of Brockman Avenue which iron pin is 56.2 feet in an Easterly direction from the Southeastern intersection of Ethelridge and Brockman Avenue, joint corner of Lots #20 and 21; thence along the joint line of said lots S. 50-33 E., 120.4 feet to an iron pin, rear joint corner of said lots, thence along the rear joint line of Lots #18 and 21, N. 49-20 E., 60.7 feet to an iron pin, rear joint corner of Lots #21 and 22; thence along the joint line of said lots N. 50-33 W., 115.8 feet to an iron pin in the line of Brockman Avenue; thence along the Southeastern side of Brockman Avenue S. 53-30 W., 61.7 feet to the point of beginning.

It is expressly understood that the grantors herein reserve a five foot strip across the rear portion of said Lot #21, to be used as an alley for the joint use and benefit of the grantees and adjacent property owners.

The building on the premises hereby conveyed was built under the Reconstruction Housing Program of the Civilian Production Administration under Priorities Regulation 22 (Builder's Serial No. 66-05400068) and

mot
and
are
the
sect
sum
shall
ceed
as
noti
pow
to
due
pri
to
and
rep
due



elevators and
apertures,
ferred to, which
and a part of
a portion of the
assigns, the said
hereby granted
proper legal
mortgaged premises
Tribunal, without
with such other
rents and profits
of the amount
payment of said
any such default
necessary charges
successors, legal
shall have become
on said premises.
owner of the above

described premises to comply with the requirements of any Department of the City of Greenville, South Carolina within thirty days after notice of such requirement shall have been given to the then owner of said premises by the said Mortgagee, or if the said premises are not maintained in as good a state of repair as they were at the date of this mortgage, reasonable depreciation alone excepted, and within sixty days after notice by the Mortgagee to the owner to repair said premises, the owner shall put the said premises in as good a state of repair as they were at the date of this mortgage, reasonable depreciation alone excepted. The Mortgagee shall be the sole judge as to what constitutes such state of repair or reasonable depreciation.

For satisfaction see R. E. M. Book 1277 Page 468

RECORDED AND CANCELLED OF RECORD
87 DAY OF JANUARY 1947
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10 O'CLOCK P. M. NO. 15224