

FILED
GREENVILLE CO. S. C.

BOOK 708 PAGE 399

MORTGAGE.

MAR 25 5 01 PM 1957

State of South Carolina,
County of GREENVILLE

OLLIE FARNSWORTH
R.M.C.

To All Whom These Presents May Concern

ALAN A. FENTON

hereinafter spoken of as the Mortgagor send greeting.

Whereas Alan A. Fenton

is justly indebted to C. Douglas Wilson & Co., a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of Sixteen Thousand Five Hundred and no/100ths-----Dollars

(\$ 16,500.00), lawful money of the United States which shall be legal tender in payment of all debts and dues, public and private, at the time of payment, secured to be paid by that one certain note or obligation, bearing even date herewith, conditioned for payment at the principal office of the said C. Douglas Wilson & Co., 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, of the sum of

Sixteen Thousand Five Hundred and no/100ths-----Dollars (\$ 16,500.00)

with interest thereon from ~~the date hereof~~ April 1, 1957 at the rate of 5 3/4 per centum per annum, ~~with interest~~
~~to be paid on the 1st day of each month~~ ~~beginning on the 1st day of May 1957~~ and thereafter said interest

and principal sum to be paid in installments as follows: Beginning on the 1st day of May 1957, and on the 1st day of each month thereafter the sum of \$ 103.95 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of March, 1982, and the balance of said principal sum to be due and payable on the 1st day of April, 1982;

the aforesaid monthly payments of \$ 103.95 each are to be applied first to interest at the rate of 5 3/4 per centum per annum on the principal sum of \$ 16,500.00 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. 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.

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 note and for the better securing the payment of the said sum of money mentioned in the condition of the said note 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 in Chick Springs Township, Greenville County, State of South Carolina, on the Northwestern side of Mable Avenue, and being known and designated as Lot No. 62 as shown on a plat prepared by Dalton & Neves, dated February, 1955, entitled "Property of James M. Edwards," and recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book II at page 121, and having according to said plat and also according to a more recent plat prepared by Piedmont Engineering Service, dated March 19, 1957, entitled "Property of Alan A. Fenton" the following metes and bounds:

BEGINNING at an iron pin on the Northwestern side of Mable Avenue at the joint front corner of Lots Nos. 62 and 63, and running thence with the line of Lot No. 62, N. 47-08 W. 200 feet to an iron pin; thence S. 42-52 W. 100 feet to an iron pin; thence with the line of Lot No. 61, S. 47-08 E. 200 feet to an iron pin on Mable Avenue; thence with the Northwestern side of Mable Avenue, N. 42-52 E. 100 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of William M. Edwards, as Committee and as Trustee for James M. Edwards, dated March 14, 1957, and to be recorded herewith in the R.M.C. Office for Greenville County, South Carolina.