

State of South Carolina

FILED
GREENVILLE CO. S. C.

BOOK 1125 PAGE 477

MAY 13 7 33 PM '69

COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern: I, Carl A. Howell,

the Mortgagor(s), SEND GREETING:

hereinafter called

WHEREAS, the said Mortgagor(s) in and by his certain promissory note in writing, of even date with these Presents, is well and truly indebted to Anna H. Cunningham

--- Twenty Five Hundred & No/100 --- hereinafter called Mortgagee, in the full and just sum of (\$2500.00) ----- DOLLARS,

to be paid as follows: \$49.50 on June 1, 1969, and \$49.50 on the 1st day of each month thereafter until paid in full, each of said payments to be applied first to interest and the balance to the principal,

with interest thereon from date at the rate of seven 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) agrees to pay all costs and expenses including a reasonable amount as attorney's 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, Anna H. Cunningham and her heirs and assigns:

All that certain parcel or lot of land situated on the west side of Pine Street, in the City of Greer, Chick Springs Township of Greenville County, State of South Carolina, and being portions of Lots Nos. 45 and 46 of Westmoreland Circle, having courses and distances according to survey and plat of the property of William Marshall Austin by H. S. Brockman, Registered Surveyor, dated February 26, 1949, to-wit:

BEGINNING at an iron pin on the west side of Pine Street, 145 feet northward from the intersection of Pine Street and Bennett Street, and running thence along the western edge of Pine Street, N. 3-00 E. 75 feet to an iron pin; thence N. 77-10 W. 141.3 feet to an iron pin, corner of Lot No. 53; thence S. 2-10 W. 60 feet to an iron pin; thence S. 71-05 E. 141.7 feet to the beginning corner.

This is the same property conveyed to Carl A. Howell by deed of William Marshall Austin, recorded in the R. M. C. Office for Greenville County.

This is a second mortgage to one held by the mortgagee as recorded in Mortgage Book 737, Page 157, R. M. C. Office for Greenville County.