

MORTGAGE: Form Prepared by Haynsworth, Peay, Byrnes, Martin & Johnstone, Attorneys at Law, Greenville, S. C.

MAR 13 4 38 PM '70

OLLIE FARNSWORTH  
R. H. C.

BOOK 1150 PAGE 148

# State of South Carolina,

COUNTY OF GREENVILLE

JAMES W. INGOLD

SEND GREETING

WHEREAS, I the said James W. Ingold

in and by my certain promissory note in writing, of even date with these presents am well and truly indebted to FIRST PIEDMONT BANK AND TRUST CO

in the full and just sum of One Thousand Nine Hundred Fifty-Five and 90/100ths (\$ 1,955.90) DOLLARS, to be paid at 301 North Main Street in Greenville, S. C.,

discounted at the rate of seven (7%) per centum per annum, said sum being payable in monthly installments as follows:

Beginning on the 27th day of April 1970, and on the 27th day of each succeeding month of each year thereafter the sum of \$ 81.50

said payments to continue up to and including the 27th day of February 1972, and the balance to be due and payable on the 27th day of March 1972.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as therein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, 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; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity, it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including (10%) per cent, of the indebtedness as attorneys' 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 I the said James W. Ingold

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said First Piedmont Bank and Trust Co. according

to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me the said James W. Ingold

in hand and truly paid by the said First Piedmont Bank and Trust Co.

at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said FIRST PIEDMONT BANK AND TRUST CO:

All that piece, parcel or lot of land situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, as shown on a plat of the property of Mallie S. Cox, prepared by C. O. Riddle in September 1965, and having the following metes and bounds, courses and distances, to-wit, according to said plat:

BEGINNING at a point in the center of a county road (iron pin offset 25 feet on northernmost edge of said road) and running thence down center of said road S. 47-03 W. 132 feet to a point in the center of said road (iron pin offset 25 feet); thence N. 48-52 W. 334.6 feet along the line of property of James Harold Smith to iron pin; thence N. 45-03 E. 85.7 feet along line of property of Bertha D. Campbell to an iron pin; thence N. 51-06 W. 216.2 feet to an iron pin at the corner of property of James W. and Bessie M. Smith; thence along the line of said Smith property N. 43-08 E. 57 feet to an iron pin at the corner of property of James W. and Bessie M. Smith and Mallie S. Cox; thence S. 48-35 E. 556.7 feet along the line of property of Mallie S. Cox to beginning corner and containing 1.26 acres, more or less.