

DEC 21 1 10 PM '70

OLLIE FARNSWORTH
R.M.C.

STATE OF SOUTH CAROLINA,
County of Greenville

To All Whom These Presents May Concern:

WHEREAS, William B. James and Leo H. Hill

hereinafter called the mortgagor(s), is (are) well and truly indebted to Southern Bank & Trust Company, hereinafter called the mortgagee(s),

in the full and just sum of Twelve Thousand Three Hundred Seventy-five and No/100 (\$12,375.00) --

Dollars, in and by a certain promissory note in writing of even date herewith, due and payable as follows:
\$174.97 on the tenth day of January, 1971, and a like amount on the tenth day of each month thereafter until paid in full, payments to be applied first to interest, balance to principal ---

with interest from date at the rate of Eight (8%) per centum per annum until paid; interest to be computed and paid monthly ---- and if unpaid when due to bear interest at the same rate as principal until paid, and the mortgagor(s) has (have) further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by an attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

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, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the mortgagor(s) in hand well and truly paid at and before the sealing and delivery 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(s) the following described real property:

ALL that piece, parcel or lot of land with buildings and improvements thereon situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the East side of Williams Street and known as No. 114 Williams Street and being shown and designated as the Northern portion of Lot No. 6 and the Southern portion of Lot No. 4 on a plat of Boyce Addition, recorded in the R.M.C. Office for Greenville County in Plat Book "A" at page 90 and having the following metes and bounds:

BEGINNING at an iron pin at corner of lot now or formerly owned by T. I. Charles, 87 1/2 feet from the corner of Williams Street and a 15-foot alley; and running thence with the line of said lot, North 66-30 East 150 feet to an iron pin; thence North 15-00 West 70 feet to an iron pin in line of Charles lot; thence along line of said lot, South 66-30 West 150 feet to an iron pin on Williams Street; running thence South 15 East 70 feet to the beginning corner,

Less, however, that portion of the property heretofore conveyed by W. E. Shaw, Inc. to the South Carolina Highway Department by deed recorded in Book 860 at page 85.