

1254 ms 607

The State of South Carolina)
COUNTY OF GREENVILLE)
ELIZABETH RIDDLE)
R.M.C.

Willard C. Rogers and Katina M. Rogers SEND GREETING:

Whereas, We the said Willard C. Rogers and Katina M. Rogers

hereinafter called the mortgagor(s) in and by OUR certain promissory note in writing, of even date with these presents, are well and truly indebted to The South Carolina National Bank of Charleston, Greenville, S. C. Branch

hereinafter called the mortgagee(s), in the full and just sum of Ten Thousand and No/100-----

----- DOLLARS (\$10,000.00), to be paid at Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of eight (8%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 20th day of November, 1972, and on the 20th day of each month of each year thereafter the sum of \$95.57, to be applied on the interest and principal of said note, said payments to continue up to and including the 20th day of September 1987, and the balance of said principal and interest to be due and payable on the 20th day of October 1987; the aforesaid monthly payments of \$95.57 each are to be applied first to interest at the rate of eight (8%) per centum per annum on the principal sum of \$10,000.00 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.

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 herein 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 ten (10%) per cent, of the indebtedness 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 We, 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(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to US, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) 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 The South Carolina National Bank of Charleston, Greenville, S. C. Branch, its successors and assigns, forever:

ALL that certain piece, parcel or tract of land lying and being situate in Greenville Township, Greenville County, State of South Carolina, and being known and designated as Lot No. 122 on plat of property of Chestnut Hills, recorded in the Office of the RMC for Greenville County in Plat Book GG, Page 35, and being more particularly shown on plat of property of James R. Garrett, dated December 7, 1954, prepared by R. K. Campbell, Surveyor, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Sequoia Drive at the joint front corner of Lots 121 and 122, and running thence along Sequoia Drive N. 70-34 W. 70 feet to an iron pin, joint front corner of Lots 122 and 123, which iron pin is 400 feet east of U.S. Highway 29; thence along the joint line of Lots 122 and 123 N. 19-26 E. 150 feet to an iron pin at the joint rear corner of Lots 122 and 123; thence along the rear line of Lot 122 S. 70-34 E. 70 feet to an iron pin at joint rear corner of Lots 121 and 122; thence along the joint line of Lots 121 and 122 S. 19-26 W. 150 feet to an iron pin on Sequoia Drive, the point of beginning.