

RECORDED
APR 28 PM '81
R.M.C.
MERSLEY

The State of South Carolina,
County of GREENVILLE

To All Whom These Presents May Concern:

JOSHUA E. VARAT

SEND s GREETING:

Whereas, I, the said JOSHUA E. VARAT
in and by my certain promissory note in writing, of even date with these
presents, am well and truly indebted to JEAN T. VARAT
in the full and just sum of FORTY THOUSAND and NO/100 (\$40,000.00) DOLLARS

, to be paid as set forth in promissory note of even date herewith,

, with interest thereon from date

at the rate of eight per centum per annum, to be computed and paid semi-annually

until paid in full; all interest not paid when due to bear interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, then 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, 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 his or 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 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 I, the said JOSHUA E. VARAT

, in consideration of the said debt and

sum of money aforesaid, and for the better securing the payment thereof to the said JEAN T. VARAT

according to the terms of the said note, and also in

consideration of the further sum of Three Dollars, to me, the said JOSHUA E. VARAT

, in hand well and truly paid by the said JEAN T. VARAT

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 JEAN T. VARAT, her heirs and assigns forever:

ALL that piece, parcel or lot of land containing 11.12 acres, more or less, situate, lying and being on the Northeastern side of U. S. Highway No. 276 in the County of Greenville, State of South Carolina, being shown on a plat entitled "Property of Thomas W. Richardson Estate", prepared by C. O. Riddle, dated July, 1966, recorded in the RMC Office for Greenville County in Plat Book MMM at Page 118 and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Northeastern edge of the right of way of U.S. Highway No. 276 at the joint front corner of property herein conveyed and property now or formerly of Nash and running thence with the Northeastern

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