

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

Whereas, James K. Trammell and Jean E. Trammell

of the County of Greenville, in the State aforesaid (hereinafter referred to as the "mortgagor") in and by a certain principal promissory note or notes (hereinafter referred to as "notes," whether one or more) in writing (designated thereon as "first mortgage real estate bonds"), due as follows:

in annual installments of not less than one hundred and twenty dollars (\$120.00) each, payable on the twenty-fifth day of September in each year thereafter, until paid in full;

and in and by interest notes (designated thereon as "interest coupons"), to be paid annually as follows:

is well and truly indebted to Ann M. Kee Haled, December 16, 1920

and just sum of Eleven hundred dollars (\$1100.00) (hereinafter referred to as the "mortgagee") in the full Dollars,

all of said notes bearing even date herewith and bearing interest from this date at the rate of six per cent. per annum, to be computed and paid semi-annually until paid in full; all interest not paid when due to bear interest at the rate of seven per cent. per annum; it being hereby agreed that each of said notes shall bear interest after maturity or after default in payment at the rate of seven per cent. per annum, to be computed semi-annually, all interest not paid when due to bear interest at the rate of seven per cent. per annum; and that both principal and interest shall be paid in United States gold coin of the present standards of weight and fineness; all the terms and covenants of said notes being hereby made parts hereof as fully as if set out at length herein.

Now, know all men that said mortgagor, in consideration of said debt and for the purpose of securing the payment thereof and in further consideration of the sum of one dollar paid to said mortgagor by said mortgagee at and before the sealing and delivery hereof (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released and by these presents does grant, bargain, sell and release unto the said mortgagee and his heirs, successors and assigns all the certain lot, piece, parcel or tract of land situate, lying and being in the State of South Carolina and County of Greenville

in Greenville Township, about two and three quarters miles northwesterly from Greenville Court House, known and designated as lot number twenty five (25) of "San Diego Park", as shown by the plat of S. Bedell, dated May 19, 1914, and recorded in the office of the Register of Mesne Conveyances for said County in Plat Book 62, page 158, and having, according to said plat, the following lines and bounds, to-wit: beginning at a stake on the west side of Davis Street, on the southeast corner of Lot No. 24 (said stake being 126 feet southward from N. Wall Street) and running thence S. 23-30 W. eight (8) feet along Davis Street to a stake; thence S. 17-45 W. (still along Davis Street) fifty one and one-half (51 1/2) feet to a stake on the corner of Lot No. 26; thence N. 68-28 W. one hundred and eighty two and 3/10 (182.3) feet along line of Lot No. 26 to a stake on joint corner of Lots Nos. 10, 11, 25, and 26; thence N. 17-45 E. ninety-five and 8/10 (95.8) feet along rear lines of Lots Nos. 11 and 12 to a stake; thence N. 23-30 E. (still along line of Lot No. 12) eight (8) feet to a stake on joint corner of Lots Nos. 12, 13, 24, and 25; thence S. 55-54 E. one hundred and ninety (190) feet along line of Lot No. 24 to the beginning corner. This is the lot this day conveyed to us by Mrs. Ida M. Boyer, and this is a first mortgage on said lot, given to secure the payment of a portion of the purchase money therefor. There is no other lien or encumbrance thereon, by mortgage, judgment or otherwise, to the best of our knowledge and belief. It is hereby agreed that two hundred dollars (\$200.00) of the money herewith lent is to be expended in repairing and improving the dwelling situate on said premises, to the entire satisfaction and approval of said mortgagee.

being the same land conveyed to said mortgagor by on 1920, by deed

recorded in the office of the Register of Mesne Conveyances or Clerk of Court for County, S. C., in Deed Book, page

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining. To have and to hold all and singular the said premises unto the said mortgagee and his successors, heirs and assigns forever. And said mortgagor does hereby bind himself and his heirs, executors, administrators and successors to warrant and forever defend all and singular the said premises unto the said mortgagee and his successors, heirs and assigns from and against said mortgagor and his heirs, executors, administrators, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof; also, on demand at any time, to give any further written assurances which may be desired to protect the interests of said mortgagee, including a new note or notes and mortgage correcting errors in the originals.

And said mortgagor hereby covenants and agrees with said mortgagee as follows: (1) That when the loan secured hereby is closed, there shall and will be no unsatisfied lien or encumbrance of any kind, prior to the lien hereof, affecting said premises or any part thereof, this being solemnly declared and represented by said mortgagor as a condition hereof and for the purpose of obtaining a loan hereunder.