

STATE OF SOUTH CAROLINA, }

COUNTY OF Greenville

Whereas, J. M. D. 200

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: three years after date, with the

privilege of paying five hundred and sixty-two and 50/100 dollars on the eleventh day of June in any one year before maturity on account of the principal of said debt,

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

is well and truly indebted to (Mrs.) Andrew G. Patterson

and just sum of one thousand, six hundred and eighty-seven and 50/100 Dollars, (\$1,687.50); all of said notes bearing even date herewith and bearing interest from this date at the rate of five per cent. per annum, to be computed and paid annually until paid in full; all interest not paid when due to bear interest at the rate of five 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 five per cent. per annum, to be computed annually, all interest not paid when due to bear interest at the rate of five 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 part 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, 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 that 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 a quarter of a mile south of the city limits of Greenville, having the following metes and bounds, to-wit: beginning at an iron pin on the northeast side of the Augusta Road on joint corner of lot no. 96 of "Crescent Terrace," as shown on R. C. Dalton's plat of July, 1919, recorded on page 137 of Plat Book "E", in the office of the Register of Mesne Conveyances for said county, and lot of Julius W. Davis and running thence N. 32-50 E. along joint line of said two lots 324.5 feet, more or less, to a stake on Hillcrest Avenue, thence approximately S. 42 E. along the southwest side of the extension of said avenue 14 feet, more or less, to the point where the extension of said avenue intersects the real line of Lot no. 88 of said plat, thence S. 0-29 E. along line of lot no. 88 of said plat, belonging to Mrs. Hattie E. Schroeder and line of lot no. 89 of said plat to the north corner of the lot conveyed by said mortgagee to Henry J. Davison on October 4, 1940, by deed recorded in said office in Book 112, page 226, and by him to this mortgagee on March 1, 1946, by deed recorded in said office in Book 273, page 38, thence along line of said Davison lot S. 39-22 E. to the Augusta Road; thence along said road N. 46-21 E. 25 feet, more or less, to the beginning corner, this being the same lot this day conveyed to me by said mortgagee. This is a first mortgage on said mortgagee's said lot and is given to secure the payment of the balance of the purchase money therefor.

being the same land conveyed to said mortgagor by on 192, by deed recorded in the office of the Register of Mesne Conveyances or Clerk of Court for Greenville County, S. C., in Deed Book 112, page 226.

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.