

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, James Seubardt, of the County and State aforesaid, SEND GREETING: WHEREAS, the said James Seubardt,

in and by my certain promises, note in writing, of even date with these presents, well and truly indebted to American Bank and Trust Company

in the full and just sum of Seventeen Hundred (\$1,300.00) Dollars, to be paid: years after date.

with interest thereon from date at the rate of eight 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 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; said note further providing for an attorney's fee of ten per cent of the amount due on said note and to be collected as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by the said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor in hand well and truly paid by the said Mortgagee, 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 and release unto the said Mortgagee, and its successors, heirs and assigns, forever, all and singular that certain piece, parcel, lot or tract of land situate, lying and being in Greenville County, State aforesaid,

known and designated as tract No. 3 or plot of Warren J. Rosemond, property made by R. C. Dalton April, 1915, and having the following metes and bounds, according to said plat.

Beginning at an iron pin in the road leading to the White Horse Road at the corner of tract No. 2 and running thence with said road N. 34 E. 573.4 feet to an iron pin, J. P. Charles's corner, thence with J. P. Charles's line N. 76 W. 2220.7 feet to a stone thence S. 22-50 W. 574.3 feet to an iron pin thence S. 65-15 E. 524 feet to a stone thence S. 80-30 E. 1602 feet to the beginning corner, containing thirty acres more or less.

This being the same tract of land this date conveyed to me by King David Rosemond by his deed not yet recorded.

It is understood between the parties hereto that this is first lien upon the premises herein described.

For value received we do hereby assign, transfer, and set over to Ella Mauldin, the within mortgage and the note which it secures without recourse. this 26 day of Oct-1925.

Witness Madah M. Isee E. E. Nicoll

American Bank & Trust Company by L. H. Stringer, V. Pres.

Assignment Recorded Dec. 9th, 1927 at 8:20 a.m.

This mortgage cancelled Oct 19 31 1925
October 6th 1925
Ella Mauldin assignee
#11566

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