

MORTGAGE OF REAL ESTATE

The State of South Carolina, }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, J. A. Rose,

SEND GREETING:

WHEREAS, I, J. A. Rose, the said J. A. Rose
in and by my certain promissory note in writing, of
even date with these presents, am well and truly indebted to N. J. Haden

in the full and just sum of Three thousand (\$3000.00) Dollars
Dollars, to be paid in monthly installments of \$20.00 each, beginning July 1, 1935, and on the
first day of each and every month thereafter for a period of five years with the
balance due and payable five years after date with privilege of anticipation.

with interest thereon, from date at the rate of 7 per cent. per annum to be
computed and paid quarterly until paid in full; all interest not paid when due to bear interest at the 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. besides all costs and expenses of collection, to be
added to the amount due on the said note, to be collectible 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 I, J. A. Rose
in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said

N. J. Haden
according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to
in hand well and truly paid by the said N. J. Haden

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 N. J. Haden, his heirs and assigns.

*Attest
O. P. Smith
Elizabeth Bowman*

*PAID AND FULLY PAID
August 22, 1939
N. J. Haden
RECORDED AND FILED
August 31, 1939
EX-10571*

All that parcel or lot of land situate in the State of South Carolina, County of
Greenville, within the corporate limits of the City of Greenville, designated as lot No.
81, according to plat No. 2 Overbrook Subdivision, made by R. E. Dalton, engineer, 1922,
of record in R. M. C. Office for Greenville County, and having, according to said plat,
the following metes and bounds, to-wit:

Beginning at an iron pipe, joint corner of lots 80 and 81, and running thence along
line of lot 80, S. 30-04 E. 290.6 feet to iron pipe; thence S. 83-41 E. 65 feet to iron
pipe; joint corner of lots 81 and 82, thence along line of lot 82, N. 28-49 W. 336.8 feet
to iron pipe on Overbrook Road, thence along Overbrook Road S. 83-31 W. 60 feet to the
beginning corner. This being the same lot conveyed to me by L. S. Flanagan by deed of
even date to be recorded. On this lot there is situate a seven room, one story residence
my present home, and this mortgage is a first lien on said property.

The mortgagor agrees to insure his life in a sum of not less than three thousand
(\$3000.00) Dollars in a company or companies satisfactory to the mortgagee and keep his
life insured in such company, or companies, and assign the policy of life insurance to
the said mortgagee as first beneficiary during the life of this mortgage and pay the
premiums on such policy when same become due and if he shall fail to do so the mortgagee
shall have the privilege of paying said premiums and reimbursing himself under this
mortgage, with interest.

Failure on the part of the mortgagor to pay monthly installments, interest, taxes,
life insurance premiums, and fire insurance premiums when due shall render this mortgage
and the note which it secures immediately due and payable.