

6 DAY OF July 1956

R. M. C. FOR GREENVILLE COUNTY, S. C.

MORTGAGE

At 12:18 O'CLOCK P. M. NO. 17263

STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Greenville, S. C.

This Mortgage Assigned to The Syracuse Trust Co. on 26 day of April 1948. Assignment recorded in Vol. 293 of R. F. Mortgages on Page 33

C. B. Byers, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto The South Carolina National Bank of Charleston (Columbia Branch)

organized and existing under the laws of the United States of America, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Twenty-five Hundred & No/100 Dollars (\$ 2500.00), with interest from date at the rate of four and one-half percentum (4 1/2 %) per annum until paid, said principal and interest being payable at the office of The South Carolina National Bank of Charleston (Columbia Branch) in Columbia, S. C., or at such other place as the holder of the note may designate in writing, in monthly installments of Nineteen and 13/100 Dollars (\$ 19.13), commencing on the first day of July, 1941, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of June, 1956.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee, and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of Greenville, State of South Carolina:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the northwest side of Brookway Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 17 and a portion of Lot No. 18 of Block D, on revised plat of Grove Park made by W. J. Riddle, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book J, at pages 68 and 69, and having according to said plat and a recent survey made by R. E. Dalton, Engineer, April 22, 1941, the following metes and bounds, to-wit:

BEGINNING AT AN IRON Pin on the northwest side of Brookway Drive, joint front corner of Lots No. 16 and 17 of Block D, and running thence with the line of Lot No. 16, N. 44-33 W. 197 feet to an iron pin; thence N. 45-10 E. 40.5 feet, to an iron pin in the rear line of Lot No. 18; thence on a new line through Lot No. 18, S. 46-57 E. 187 feet to an iron pin on the west side of Elm Street; thence on a curved line with Elm Street to and with the northwest side of Brookway Drive to an iron pin, the chord of which is S. 26-39 W. 33.5 feet; thence continuing with the northwest side of Brookway Drive S. 48-42 W. 16.5 feet to the beginning corner.

C. B. Byers
to

The South Carolina National Bank of Charleston (Columbia Branch). For Value and without recourse. The South Carolina National Bank of Charleston (Columbia Branch) hereby assigns, sets over and transfers unto The R.F.C. Mortgage Company of Charlotte, N.C., or order, the within mortgage and the note which it secures.

In Witness Whereof, The South Carolina National Bank of Charleston (Columbia Branch) has caused these presents to be signed by Jas. J. Robb, its Vice-President, and its seal to be affixed this 14th day of June 1941.

Signed, Sealed and Delivered in the Presence of:
J. Glenn Cook, Jr.
C. A. Heirs



The South Carolina National Bank of Charleston (Columbia Branch)
By Jas. J. Robb,
Vice-President.

Assignment Recorded June 16th 1941 at 9 A.M. # 9130.

This Mortgage Assigned to The Gramatan Natl. Bank & Trust Co. on 11th day of July 1944. Assignment recorded in Vol. 330 of R. F. Mortgages on Page 280 # 12493

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described, and all of the property hereinafore mentioned is hereinafter referred to as "mortgaged property."

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants with the Mortgagee that Mortgagor is lawfully seized in fee of the mortgaged property; that said property is free from all encumbrances and liens whatsoever, except

that Mortgagor has a good and legal right to sell and convey the same to Mortgagee; and that Mortgagor will warrant and defend the title to said property to Mortgagee forever against the claims and demands of any person or persons whomsoever, and if Mortgagee shall bring or defend any action to protect or establish any of its rights hereunder, the Mortgagor will pay all costs and expenses, including reasonable attorney's fees, all of which shall be added to the indebtedness secured hereby.