

MORTGAGE: Prepared by Rainey and Fant, Attorneys at Law, Greenville, S. C.

MORTGAGE OF REAL ESTATE
STATE OF SOUTH CAROLINA,
County of Greenville,

In Rainey, see R. E. M. Book 474, Page 120.

I, William E. Suttles

SEND GREETING:

WHEREAS, I the said William E. Suttles

in and by me certain promissory note in writing, of even date with these presents am well and truly indebted to Walter L. Miller, Jr.

in the full and just sum of Fifteen Hundred - - - - -
(\$1500.00) DOLLARS, to be paid at - - - - - in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of six (6%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 1st day of January, 1947, and on the 1st day of each month of each year thereafter the sum of \$ 20.00, to be applied annually on the interest and principal of said note, said payments to continue up to and including the 1st day of November, 1948, and the balance of said principal and interest to be due and payable on the 1st day of December, 1948; the aforesaid monthly payments of \$ 20.00 each are to be applied annually first to interest at the rate of six (6%) per centum per annum on the principal sum of \$ 1500.00 or so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as therein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity, it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including (10%) per cent, of the indebtedness as attorneys' fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That I, William E. Suttles

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Walter L. Miller, Jr. according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me

the said William E. Suttles in hand and truly paid by the said William E. Suttles

at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Walter L. Miller, Jr.

Walter L. Miller, Jr., his Heirs and Assigns, forever:-

All that certain piece, parcel, or lot of land, situate, lying and being on the Western side of Ladson Street, near the corporate limits of the City of Greenville, in the County of Greenville, State of South Carolina, and being shown as Lot No. 31 on plat of property of Mrs. H. D. Wilkins, made by R. E. Halton, Engineer, March 1924, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book "F", at Page 209, and having, according to said Plat the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the Western side of Ladson Street, 126.72 feet northward from the North side of Otis Street, and running thence along Ladson Street, N. 11-57 W. 63.36 feet to an iron pin on the Southeast corner of Lot No. 30; thence along the line of the last mentioned lot, S. 72 W. 157.5 feet to an iron pin on Hill Street; thence along Hill Street, S. 2-44 E. 65.3 feet to an iron pin on the Northwest corner of Lot No. 34; thence N. 72 E. 168 feet along the line of Lots 34 and 32 to the beginning corner.

This is the same property conveyed to Walter L. Miller, Jr. by deed of L. A. Stuart, Ella D. Barr, Margaret S. Harley and Lena S. Miller, dated February 27, 1946, recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 288, Page 376 and this mortgage is given to secure the balance of the purchase price and is junior in rank to the mortgages given by me to Fidelity Federal Savings & Loan Association of Greenville, for \$3,000.00.

Satisfied 9-10-54.
Witness:
Evelyn A. Dix

Walter L. Miller, Jr.

SATISFIED AND CANCELLED OF RECORD
10 DAY OF Sept. 1954
Ollie Jarnworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:39 O'CLOCK A. M. NO. 20411