

State of South Carolina,

FILED GREENVILLE CO. S. C.

VOL 375 PAGE 449

COUNTY OF Greenville

DEC 16 4 35 PM 1947

To all Whom These Presents May Concern:

Better Home Builders, Inc.

SEND GREETING:

Whereas, We the said Better Home Builders, Inc.

in and by our certain Promissory note in writing, of even date with these presents, are well and truly indebted to The South Carolina National Bank of Charleston at Greenville, S. C.

in the full and just sum of Forty-Two Hundred and No/100 (\$4200.00) Dollars, to be paid three (3) months after date.

with interest thereon from date at the rate of Five (5%) per cent. per annum, to be computed and paid quarterly

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 (10%) per cent. of the amount due thereon, besides all costs and expenses of collection, to be added to the amount due on said note and 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 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 and Assigns forever, all and singular that certain piece, parcel, lot or tract of land situate, lying and being in Greenville Township,

Greenville County, State aforesaid, on the Southern side of D'Oyley Avenue near the City of Greenville, being shown as Lot No. 37 on plat of Augusta Road Ranches made by Dalton and Neves in April, 1941, recorded in the R. M. C. Office for Greenville County in Plat Book "M" at Page 47, and described as follows:

BEGINNING at a stake on the Southern side of D'Oyley Avenue, 60 feet West from Long Hill Street at corner of Lot No. 36, and running thence with the line of said lot, S. 00-13 E. 200 feet to a stake; thence S. 89-47 W. 60 feet to a stake at corner of Lot No. 38; thence with the line of said lot, N. 00-13 W. 200 feet to a stake on D'Oyley Avenue; thence with the Southern side of D'Oyley Avenue, N. 89-47 E. 60 feet to the beginning corner.

Said premises being a portion of the property conveyed to the mortgagor by two separate deeds of David G. Traxler - recorded in Book of Deeds 319 at Page 161 and in Book of Deeds 319 at Page 160.

The execution of this mortgage is duly authorized by the Board of Directors of Better Home Builders, Inc.

Paid in full
June 15, 1948
Ben C. Thornton
witnesses
Kathryn L. Brown

RECORDED AND CANCELLED OF RECORD
16 DAY OF June 1948
Ollie Starnworth
R.M.C. FOR GREENVILLE COUNTY, S. C.
AT 10:23 O'CLOCK, A.M. NO. 13172