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GREENVILLE CO. S. C.

The State of South Carolina }
County of GREENVILLE

MAR 25 10 05 AM 1948

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

I, Richard M. Hart

SEND GREETING:

Whereas, I, the said Richard M. Hart

in and by my certain promissory note in writing, of even date with these

Presents, am well and truly indebted to The South Carolina Bank of Charleston, Greenville, S. C.

in the full and just sum of Seventeen Hundred (\$1,700.00) Dollars

, to be paid in monthly installments of \$32.87 monthly, the first installment to be due and payable on May 1, 1948, and each succeeding installment to be due and payable on the first day of each succeeding month, until the full amount of principal and interest shall have been repaid

, with interest thereon from March 23, 1948

at the rate of six per centum per annum, to be computed and paid monthly

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, 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; 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 his 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, the said Richard M. Hart

, in consideration of the said debt and

sum of money aforesaid, and for the better securing the payment thereof to the said South Carolina National Bank of Charleston

according to the terms of the said note, and also in

consideration of the further sum of Three Dollars, to me, the said Richard M. Hart

, in hand well and truly paid by the said South Carolina National

Bank of Charleston

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 South Carolina National Bank of Charleston, its successors and assigns, all that piece, parcel or lot of land in Austin Township, Greenville County, State of South Carolina, and within the limits of the Town of Mauldin, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of a tar and gravel road running parallel with the C & W C railroad tracks, said pin being 249.1 feet South of the intersection of Forrester Street with the above mentioned tar and gravel road, thence S. 19-0 E. along road 74.0 feet to an iron pin on said road, thence N. 78-33 E. 160.0 feet to an iron pin, thence N. 11-27 W. 74.0 feet to an iron pin, thence S. 78-23 W. 169.7 feet to an iron pin on the beginning corner, said property being bounded on the North, East and South by lands of H. C. Shaver and on the West by the above mentioned Tar and Gravel road.

This property is as shown on a plat made March 21, 1948, by Piedmont Engineering Service, and recorded in Plat Book 0 at page 163.

This mortgage is being given to secure a portion of the purchase price.

Handwritten notes and signatures at the bottom of the page, including "Leda G." and "assistant cashier".