

State of South Carolina,

COUNTY OF GREENVILLE

RECORDED

To all Whom These Presents May Concern:

We, Robert H. Royer and Dorothy K. Royer SEND GREETING:

Whereas, We the said Robert H. Royer and Dorothy K. Royer

in and by our certain Promissory note in writing, of even date with these presents, well and truly indebted to Tessie K. Hartman

in the full and just sum of Thirty-five Hundred and No/100- - - - - (\$3500.00) DOLLARS, to be paid five (5) years after date

, with interest thereon from May 1, 1948 at the rate of three (3%) 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, her Heirs 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 Mount Vista Avenue, in the City of Greenville, known as Lot No. 186 as shown on Plat of "Traxler Park" recorded in the R. M. C. Office for Greenville County in Plat Book F at Pages 114 and 115, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Mount Vista Avenue, corner of Lot No. 187, and running thence with Mount Vista Avenue, S. 64-37 W. 70 feet to an iron pin; thence S. 25-13 E. 225 feet to an iron pin; thence N. 64-37 E. 70.6 feet to an iron pin, corner of Lot No. 187; thence with the line of said lot, N. 25-23 W. 225 feet to the beginning corner.

Said premises being the same conveyed to the mortgagors by Annie Irene Stone by deed dated March 10, 1948, recorded in Book of Deeds 338 at Page 370.

It is understood that this mortgage is junior in lien to a mortgage executed to Annie Irene Stone covering the above described property. This mortgage dated March 10, 1948, in the original amount of \$9,150.00 is recorded in Book of Mortgages 382 at Page 463.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining. TO HAVE AND TO HOLD all and singular the said Premises unto the said Mortgagee and her Heirs and Assigns forever, And We do hereby bind ourselves and our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto said Mortgagee and her Heirs and Assigns, from and against ourselves and our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim same or any part thereof.

[Handwritten signatures and notes at the bottom of the page, including names like "Tessie K. Hartman" and "Annie Irene Stone"]