

MORTGAGE.

State of South Carolina,  
County of GREENVILLE

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GREENVILLE CO. S. C.

To All Whom These Presents May Concern DEC 7 4 53 PM 1948

BEN TURNER, Jr.

OLLIE FARNSWORTH  
R. M. C.

hereinafter spoken of as the Mortgagor send greeting.

Whereas Ben Turner, Jr.

is justly indebted to C. Douglas Wilson & Co., a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of Sixty-Nine Hundred and No/100 - - - - - Dollars

(\$ 6900.00), lawful money of the United States which shall be legal tender in payment of all debts and dues, public and private, at the time of payment, secured to be paid by that one certain bond or obligation, bearing even date herewith, conditioned for payment at the principal office of the said C. Douglas Wilson & Co., in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, as the owner of this obligation may from time to time designate, of the sum of Sixty-Nine Hundred and No/100 - - - - -

Dollars (\$ 6900.00)

with interest thereon from the date hereof at the rate of four per centum per annum, said interest to be paid on the first day of October 1948 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the first day of November 1948, and on the first day of each month thereafter the sum of \$41.81 to be applied on the interest and principal of said note, said payments to continue up to and including the first day of September, 1968, and the balance of said principal sum to be due and payable on the first day of October, 1968; the aforesaid monthly payments of \$41.81 each are to be applied first to interest at the rate

of four per centum per annum on the principal sum of \$ 6900.00 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. Said principal and interest to be paid at the par of exchange and net to the obligee, it being thereby expressly agreed that the whole of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinafter provided.

Now, Know All Men, that the said Mortgagor in consideration of the said debt and sum of money mentioned in the condition of the said bond and for the better securing the payment of the said sum of money mentioned in the condition of the said bond, with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being

on the Northwest side of Grove Road in that area recently annexed to the City of Greenville, in Greenville County, State of South Carolina, being shown as Lot #24, the Southwest one-half of Lot #23 and the Northeast one-half of Lot #25 of Block "A", on plat of Grove Park, made by W. J. Riddle, Surveyor, April, 1939, recorded in R. M. C. Office for Greenville County, S. C. in Plat Book "J", pages 68 and 69 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Grove Road in center of line of Lot 25, said pin being 212.5 feet in a North-easterly direction from the point where the Northwest side of Grove Road intersects with the Northeast side of Brookway Drive, and running thence through the center of Lot 25 N. 53-28 W. 170 feet to iron pin on the Southeast side of Service Drive; thence with Service Drive N. 36-32 E. 50 feet to iron pin on Service Drive in the center of the rear line of Lot 23; thence through the center of Lot 23 S. 53-28 E. 170 feet to iron pin on the Northwest side of Grove Road in the center of the front line of Lot 23; thence along the Northwest side of Grove Road S. 36-32 W. 50 feet to the beginning corner.

On Sept. 3, 1948 I executed a mortgage on the above property in the amount of \$6900.00 to C. Douglas Wilson & Co. which is of record in the R.M.C. Office for Greenville County in Mortgage Book 399, page 414. In that mortgage the legal description failed to designate this property as being in Block "A" of Grove Park; therefore, this corrected mortgage is executed by me in order to give a complete legal description of the property intended to be covered by the previous mortgage above mentioned.