

MORTGAGE.

State of South Carolina,

County of GREENVILLE

To All Whom These Presents May Concern

I, JOHN K. COMPTON,

hereinafter spoken of as the Mortgagor send greeting.

Whereas John K. Compton

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 Two Thousand One Hundred and no/100 (\$2100.00) Dollars

(\$2,100.00), 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

Two Thousand One Hundred and no/100 Dollars (\$2,100.00)

with interest thereon from the date hereof at the rate of four per centum per annum, said interest to be paid on the 1st day of December 1949 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the 1st day of January 1950, and on the 1st day of each month thereafter the sum of \$15.54 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of November, 1964, and the balance of said principal sum to be due and payable on the 1st day of December, 1964; the aforesaid monthly payments of \$15.54 each are to be applied first to interest at the rate

of four per centum per annum on the principal sum of \$2100.00 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 near the City of Greenville in Greenville County, S. C., being shown as a portion of lots 40 and 41 of block B on plat of Woodland made by Dalton & Neves, Engineers, February 24, 1938, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book J, pages 70 and 71, and having according to said plat and recent survey made by A. C. Crouch, engineer, November 8, 1949, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Grove Road in the front line of lot 40 said pin being 193.5 feet in an Easterly direction from the Northeast corner of the intersection of Grove Road and Chapman Street and running thence through lot 40 N. 25-57 W. 157.1 feet to an iron pin; thence N. 49-38 E. 72 feet to an iron pin; thence through lot 41 S. 40-13 E. 166.1 feet to an iron pin on the Northwest edge of Grove Road; thence along the Northwest edge of Grove Road S. 58-24 W. 47.2 feet to an iron pin; thence continuing along the Northwest edge of said Grove Road S. 55-44 W. 64.6 feet to the beginning corner.

This mortgage is subordinate to a certain F.H.A. mortgage made by John K. Compton to C. Douglas Wilson & Co., dated November 17, 1949, originally in the amount of \$7400.00, and recorded in Greenville County, State of South Carolina on November 17, 1949.

The parties hereto agree that any default under the prior mortgage shall constitute a default hereunder.

In satisfaction see R. S. M. Book 47 Page 353

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John K. Compton*