

## State of South Carolina,

County of Greenville

GREENVILLE CO., S. C.

NOV 3 3 46 PM 1950

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Beaufort McCuen Cheves

SEND GREETING:

WHEREAS, I the said Beaufort McCuen Cheves

in and by my certain promissory note in writing, of even date with these Presents am well and truly indebted to GENERAL MORTGAGE CO., a corporation chartered under the laws of the State of South Carolina, in the full and just sum of Fourteen Thousand (\$14,000.00) DOLLARS, to be paid at its office in Greenville, S. C., or at such other place as the holder of the note may from time to time designate in writing, with interest thereon from date hereof until maturity at the rate of four and one-half (4½%) per centum

per annum, said principal and interest being payable in monthly instalments as follows:

Beginning on the 3 day of December, 1950, and on the 3 day of each month of each year thereafter the sum of \$107.10 to be applied on the interest and principal of said note, the unpaid balance of said principal and interest to be due and payable on the 3 day of November, 1950 the aforesaid monthly payments of \$107.10 each are to be applied first to interest at the rate of four and one-half

(4½%) per centum per annum on the principal sum of \$14,000.00 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.

All instalments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any instalment or instalments, or any part thereof, as therein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if at any time any portion of principal or interest shall be past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole sum of the principal of said note remaining at that time unpaid together with the accrued interest, shall become immediately due and payable, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and if 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 its 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 such cases the mortgagor promises to pay all costs and expenses including a reasonable attorney's fee, these 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 Beaufort McCuen Cheves

, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said GENERAL MORTGAGE CO. according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to

me, the said Beaufort McCuen Cheves in hand well and truly paid by the said GENERAL MORTGAGE CO., 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 GENERAL MORTGAGE CO.

All that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being in the city of Greenville, county of Greenville, state of South Carolina, being known and designated as a major portion of lot No. A as shown on plat recorded in plat book I page 48 of the R. M. C. Office for Greenville County and a small triangular portion of the eastern rear side of lot No. 3 of the J. W. Jervey property as shown on plat recorded in plat book F page 152 of the R. M. C. Office for Greenville County, and having according to a more recent survey made by Piedmont Engineering Service August 5, 1950 the following metes and bounds, courses and distances to-wit:

Beginning at an iron pin on the south side of Tindal Avenue, which iron pin is 209.6 feet west from the southwest corner of Tindal Avenue and Capers Street and running thence S. 5-15 E. 200.7 feet to an iron pin; thence S. 89-32 W. 67.1 feet to an iron pin; thence E. 5-00 W. 9.3 feet to an iron pin; thence S. 89-32 W. 7.2 feet to an iron pin; thence N. 1-50 W. 190.4 feet to an iron pin on the south side of Tindal Avenue; thence with the south side of said Avenue N. 89-32 E. 62.3 feet to the beginning corner. This is the same property conveyed to the mortgagor by two separate deeds, one from Annie F. McCard dated March 15, 1950 recorded in deed volume 404 page 484 and one from Gertrude Lewis Hughes by deed dated August 3, 1950 recorded in deed volume 416 page 25 of the R. M. C. Office for Greenville County.

*All satisfaction see R. M. C. Book 608 Page 396*

*14 November 50  
Ollie Farnsworth  
9:00 a. 29540*