

*M*

State of South Carolina,  
County of GREENVILLE.

ALLIE FARMER  
R.M.C.

**To All Whom These Presents May Concern:**

JAMES THOMAS HIGGINS

**Send Greetings:**

Whereas, I the said James Thomas Higgins

in and by my certain Note or obligation bearing even date herewith, stand indebted unto

THE PRUDENTIAL INSURANCE COMPANY OF AMERICA

in the full and just principal sum of Ten Thousand Four Hundred and No/100 - - - - - Dollars (\$10,400.00),  
with interest thereon from date hereof, at the rate set forth in the note aforesaid; the principal of said note together  
with interest being due and payable in monthly instalments as follows:

Beginning on the first day of October, 1951, and on the first day of each month thereafter the sum of Eighty and 91/100 - - - - - (\$80.91) - - - Dollars and the balance of said principal sum due and payable on the first day of September, 1966. The aforesaid monthly payments of Eighty and 91/100 - - - (\$80.91) - - - Dollars each are to be applied first to interest at the rate as aforesaid on the principal sum of - - Ten Thousand Four Hundred and No/100 - - - - - Dollars, or so much as shall from time to time remain unpaid, and the balance of each monthly instalment shall be applied on account of principal.

Said note provides that past due principal and interest shall bear interest at the rate of Seven (7%) per cent. per annum, as reference being had to said note will more fully appear; default in any payment of either principal or interest to render the whole debt due at the option of the Mortgagee.

NOW KNOW ALL MEN, that I the said James Thomas Higgins

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said The Prudential Insurance Company of America, according to the terms of the said note; and also in consideration of the further sum of THREE DOLLARS, to me the said James Thomas Higgins

in hand well and truly paid by the said The Prudential Insurance Company of America, at and before the sealing and delivery 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 The Prudential Insurance Company of America the following described real estate, to wit:

All that lot of land with the improvements thereon situate on the Southwest side of Broughton Drive, near the City of Greenville, in Greenville County, State of South Carolina, shown as Lot 12 of Section G, on plat of Croftstone Acres, made by C. B. Dawsey, Surveyor, August 1946, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "S", at pages 78 and 79, said lot fronting 160 feet along the Southwest side of Broughton Drive, running back to a depth of 200.2 feet on the South side and to a depth of 184 feet on the Northwest side.