

STATE OF SOUTH CAROLINA,

County of Greenville

FILED
GREENVILLE CO. S. C.

To All Whom These Presents May Concern:

FEB 6 10 22 AM 1952

WHEREAS I, D. L. McCauley

well and truly indebted to Sarah M. Batson

OLLIE FARNSWORTH
R. M. C.

in the full and just
sum of **Five Thousand Five Hundred**----- (\$ 5,500.00) Dollars,
in and by **my** certain promissory note in writing of even date herewith due and payable as follows:

In monthly installments of Fifty (\$50.00) Dollars, commencing March 1, 1952 and continuing on the first day of each and every month thereafter until paid in full, said payments to be applied first against interest and the balance against the principal. The privilege is given to anticipate in full or in part at any time.

with interest from **date** at the rate of **five (5%)** per centum per annum until paid; interest to be computed and paid **monthly** and if unpaid when due to bear interest at same rate as principal until paid, and **I** have further promised and agreed to pay ten per cent of the whole amount due for attorney's fee; if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That **I**, the said **D. L. McCauley**

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to **me** in hand well and truly paid 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

Sarah M. Batson,

All that certain lot of land in Greenville Township, Greenville County, State of South Carolina, on the South side of Traxler Street (Formerly Gypsy Street) in the City of Greenville, known and designated as Lot No. 106 on plat recorded in the R. M. C. Office for Greenville County, S.C., in Plat Book A at page 383, and being more particularly described as follows:

BEGINNING at a point on the South side of Traxler Street, at joint corner of Lots Nos. 105 and 106, and running thence with the joint corner of Lots Nos. 105 and 106, and running thence with the joint line of said lots in a Southwesterly direction 152½ feet to a point on the Northern side of a 10 foot alley; thence with the Northern side of said alley in an Easterly direction 50 feet to a point, joint corner of Lots 106 and 107; thence with the joint line of said lots in a Northerly direction 151½ feet to a point on the South side of Traxler Street; thence with the Southern side of Traxler Street in a Westerly direction 50 feet to the beginning corner.

This being the same property conveyed to the mortgagor by deed of Fidelity Federal Savings and Loan Association and recorded in the R. M. C. Office for Greenville County in Volume 236 at page 259.

construction
This is a ~~contract~~ loan and the mortgagor is to carry a builder's risk fire and extended coverage policy in the amount of \$5,500.00 during the ~~construction~~ period.

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 Sarah M. Batson,
her Heirs and Assigns forever.

And **I** do hereby bind **myself**, **my** Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, **her** Heirs and Assigns, from and against **me**, **my** Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.