

FILED
GREENVILLE COUNTY

THE STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MAR 3 8 47 AM 1953

DELIE FARRINGTON
R.M.C.

To All Whom These Presents May Concern:

We, Harold L. Phillips and W. Herman Phillips,

SEND GREETING:

Whereas, we, the said Harold L. Phillips and W. Herman Phillips,
in and by our certain promissory note in writing, of even date with these
Presents, are well and truly indebted to W. A. Smith,

in the full and just sum of TWO HUNDRED and no/100 (\$200.00) DOLLARS,
to be paid on March 1, 1953,

with interest thereon from date
at the rate of 7 per centum per annum, to be computed and paid semi-annually,

until paid in full: all interest not paid when due to bear
interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid,
the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who
may sue thereon and foreclose this mortgage; and in case 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 his 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 said cases the mortgagor promises
to pay all costs and expenses including 10 per cent. of the indebtedness as attorneys' fees, this 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 we, the said Harold L. Phillips and W. Herman
Phillips, in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said W. A. Smith,

according to the terms of the said note, and also in
consideration of the further sum of Three Dollars, to us, the said Harold L. Phillips and
W. Herman Phillips, in hand well and truly paid by the said W. A. Smith,

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 W. A. Smith,
his heirs and assigns,

All that piece, parcel or lot of land in Austin Township,
Greenville County, State of South Carolina, on the Highway leading from
Greenville to Laurens, near Laurel Creek, and, according to a survey
made by J. Mac Richardson, Reg. L. S., having the following metes and
bounds, to-wit:

BEGINNING at an iron pin on the western right-of-way line of
the said Highway at the corner of the U. G. Cantrell property, and run-
ning thence along the line of said property, S. 37-34 W. 656 feet to an
iron pin at the old Laurens Road; thence along said old Laurens Road,
S. 51-59 E. 200 feet to an iron pin on the old Laurens Road; thence
N. 37-32 E. 637 feet to an iron pin on the western right-of-way line of
the said Greenville-Laurens Highway; thence along the western right-of-
way of the said Greenville-Laurens Highway, N. 46-23 W. 200 feet to the
beginning corner; and containing Two and 96/100 (2.96) acres, more or
less.

This is the same property conveyed to us by Gabrielle Austin
and Charley V. Austin by their deed recorded in Vol. 354 at page 271 in
said R. M. C. office.

This is a second mortgage over the above described property,
being second and junior to a first mortgage over same, executed by us
to W. A. Smith, July 27, 1948, recorded in Vol. 395 at page 48, for \$2250.

Handwritten notes and signatures at the bottom of the page, including names like "W. A. Smith" and "Harold L. Phillips".