

State of South Carolina,

COUNTY OF GREENVILLE

A. W. MAZUREK

SEND GREETING:

WHEREAS, I the said A. W. Mazurek

in and by my certain promissory note in writing, of even date with these presents am well and truly indebted to Louise Grant Morgan in the full and just sum of Twelve Hundred Seventy Six and 02/100 (\$1276.02) DOLLARS, to be paid at in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of Six (6%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 21st day of November, 1952, and on the 21st day of each month of each year thereafter the sum of \$25.00, to be applied on the interest and principal of said note, said payments to continue thereafter until said indebtedness is paid in full. The aforesaid monthly payments of \$25.00 each are to be applied first to interest at the rate of Six (6%) per centum per annum on the principal sum of \$1276.02 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 installments 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 installment or installments, or any part hereof, 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 any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, 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 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 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 I, the said A. W. Mazurek, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Louise Grant Morgan according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me, the said A. W. Mazurek, in hand and truly paid by the said Louise Grant Morgan at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Louise Grant Morgan, her heirs and assigns, forever:

All those two certain pieces, parcels or lots of land in Paris Mountain Township, Greenville County, South Carolina, at the Southwest corner of the intersection of West Decatur Street and Rodney Avenue, being known and designated as Lots 99 and 100 of the property of Margaret H. Beattie as shown on a plat thereof, as revised by Dalton & Neves, Engineers, April 1931, entitled "Property of J. P. Rosamond", recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "H", page 186, and being described together, according to said plat, as follows:

BEGINNING at an iron pin on the Southwest corner of the intersection of West Decatur Street and Rodney Avenue and running thence along Rodney Avenue, S. 64-45 E. 160 feet to an iron pin at joint corner of Lots 99 and 120; thence S. 22-30 W. 120.2 feet to an iron pin at joint rear corner of Lots 100 and 101; thence along the joint lines of Lots 100 and 101, N. 64-45 W. 165.8 feet to an iron pin on West Decatur Street, joint front corner of Lots 100 and 101; thence along West Decatur Street, N. 25-15 E. 120 feet to the beginning corner.

This is the same property conveyed to the Mortgagor herein by deed of Louise Grant Morgan of even date herewith to be recorded.

This mortgage is junior in rank to the lien of that mortgage given by Louise Grant Morgan to First Federal Savings and Loan Association of Greenville, S. C. on January 17, 1952, in the original amount of \$5,000.00, recorded in the R. M. C. Office in Mortgage Book 520, at page 303, on which there remains a balance of \$4,770.95.