

BOOK 553 PAGE 268

THE STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MAY 21 8 43 AM 1954

ELLIE FARRINGTON
R.M.C.

To All Whom These Presents May Concern:

I, W. L. Nelson, of Greenville County, South Carolina, SEND GREETING:

Whereas, I, the said W. L. Nelson,

in and by my certain promissory note in writing, of even date with these Presents, am well and truly indebted to William G. Surrine,

in the full and just sum of ONE THOUSAND and no/100 (\$1,000.00) DOLLARS,

to be paid Two (2) years after date, with the right, however, to anticipate after One (1) year, by the payment of all or any part thereof at any time before maturity,

with interest thereon from date

at the rate of Six 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 I, the said W. L. Nelson,

in consideration of the said debt and

sum of money aforesaid, and for the better securing the payment thereof to the said William G. Surrine

according to the terms of the said note, and also in

consideration of the further sum of Three Dollars, to me, the said W. L. Nelson,

in hand well and truly paid by the said William G. Surrine,

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 William G. Surrine, his heirs and assigns,

All that piece, parcel or lot of land in Austin Township, Greenville County, State of South Carolina, in the Town of Mauldin, being shown as all of the rear portion of Lots Numbers Twelve and Thirteen (Nos. 12 and 13) and an unnumbered tract of land lying at the rear of the said Lots Nos. 12 and 13, as shown on a plat of the property of E.M. Bishop and Stanley Batson made by W.J. Riddle, Sur., June 1945, recorded in the R.M.C. office for Greenville County in Plat Book "M", page 135, and also shown on plat of the T. B. Cooper property, made by W.J. Riddle, Sur., June 1945, and, according to said plats, in part, having the following metes and bounds, to-wit:

BEGINNING at a point in center of culvert in branch in a County Road leading southwesterly from the Laurens Road, past the Mauldin Baptist Church, and running thence up the said branch, the traverse line being, N. 60-15 W. 312.5 feet to a point, a black gum on southwestern bank of branch, said point, and black gum, being in the rear line of Lot No. 12; thence along the line of Lot No. 12, N. 35-30 E. 113 feet to an iron pin at joint rear corner of Lots Nos. 11 and 12; thence with the line of Lot No. 11, N. 43-30 W. 87.5 feet to point; thence in a westerly direction across the rear portions of Lots Nos. 12 and 13 to a point in southwestern line of Lot No. 13, which point is 146 feet, N. 49 W. from the southwestern rear corner of Lot No. 13; thence S. 49 E. 146 feet to the southwestern rear corner of said Lot No. 13; thence

Original January 20, 1954

*Witness:
Anna M. Bishop*

W. L. Nelson