

MORTGAGE OF REAL ESTATE—Prepared by P. Bradley Morrish, Jr., Attorney at Law, Greenville, S. C.

JUN 27 8 51 AM 1954

County of GREENVILLE

The State of South Carolina,

To All Whom These Presents May Concern: HUGH Z. GRAHAM and HESSIE MORRAH GRAHAM

SEND GREETING:

Whereas, we the said HUGH Z. GRAHAM and HESSIE MORRAH GRAHAM

hereinafter called the mortgagor(s) are well and truly in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to The South Carolina National Bank, Trustee Under the Will of James P. Gossett

hereinafter called the mortgagee(s), in the full and just sum of EIGHTEEN THOUSAND AND NO/100

as follows: the sum of \$1,800.00 on January 15, 1954, and a like amount thereafter on the 15th day of January of each succeeding year until paid in full

at the rate of four and one-half (4 1/2) percentum per annum, to be computed and paid

annually in full, all interest not paid when due to bear interest at the same rate as principal, and if any portion of principal or interest be at any time past due and unpaid, then 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(s) promise to pay all costs and expenses including 10 per cent. of the indebtedness as attorney's 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 mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to us the said mortgagor(s), in hand well and truly paid by the said mortgagee(s) 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 THE SOUTH CAROLINA NATIONAL BANK, TRUSTEE UNDER THE WILL OF JAMES P. GOSETT, its successors and assigns:

All that certain piece, parcel or lot of land, together with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, at the intersection of Overbrook Road, and being shown as all of Lot 63 and part of Lot 62 on plat of Overbrook Land Company, prepared by H. O. Jones, September 17, 1913, which plat is recorded in the R. M. C. Office, Greenville County, S. C. in Plat Book E, Page 252, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Northwest corner of Lot 62; thence with the Southeast side of Overbrook Road, S. 84-02 W. 50.0 feet to an iron pin; thence with the said road, S. 78-23 W. 50 feet to an iron pin; thence still with said road, S. 51-49 W. 30.0 feet to an iron pin; thence with Overbrook Circle, S. 32-11 W. 50.0 feet to an iron pin; thence still with Overbrook Circle, S. 29-25 W. 66.7 feet to an iron pin at the corner of Lot 64; thence with line of Lot 64, S. 76-47 E. 146.4 feet to an iron pin at the corner of Lot 62; thence along a 10-foot alley and line of Lot 62, S. 76-47 E. 12.0 feet to a stake; thence through Lot 62, N. 9-13 W. 173 feet to the beginning corner.

TOGETHER with all of the right, title and interest of the mortgagors in and to said 10-foot alley shown on the plat above cited.