

State of South Carolina,

COUNTY OF GREENVILLE.

FILED
GREENVILLE CO. S. C.

MAY 11 11 54 AM 1955

OLLIE FARNSWORTH
R. M. C.

I, CLARENCE M. FORTNER,

SEND GREETING:

WHEREAS, I, the said Clarence M. Fortner,

in and by MY certain promissory note in writing, of even date with these presents AM well and truly indebted to The First National Bank of Greenville, S. C., as Substituted Trustee under the Will of Louisa E. White, in the full and just sum of Eighteen Hundred (\$ 1800.00) 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 11th day of September, 1953, and on the 11th day of each month of each year thereafter the sum of \$ 42.28, to be applied on the interest and principal of said note, said payments to continue up to and including the 11th day of July 1957, and the balance of said principal and interest to be due and payable on the 11th day of August 1957; the aforesaid monthly payments of \$ 42.28 each are to be applied first to interest at the rate of SIX (6) per centum per annum on the principal sum of \$ 1800.00 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 Clarence M. Fortner,

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said The First National Bank of Greenville, S. C., as Substituted Trustee under the Will of Louisa E. White according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me

the said Clarence M. Fortner, in hand and truly paid by the said The First National Bank of Greenville, S. C. as Substituted Trustee under the Will of Louisa E. White 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 The First National Bank of Greenville, S. C., as Substituted Trustee under the Will of Louisa E. White:

All that certain piece, parcel or lot of land on the West side of D Street, in Section No. 6 of Judson Mills Village, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 55 as shown on a plat of Section No. 6 of Judson Mills Village, made by Dalton & Neves, Engineers, November, 1941, which plat is recorded in the R. M. C. Office for Greenville County, S. C., in Flat Book K, at pages 106 and 107, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of D Street, joint front corner of Lots Nos. 55 and 56, and running thence with the line of Lot No. 56 S. 88-20 W. 76.6 feet to an iron pin, joint rear corner of Lots Nos. 60 and 61; thence with the rear line of Lot No. 61 S. 1-37 E. 70 feet to an iron pin, joint corner of Lots Nos. 54, 55, 61 and 62; thence with the line of Lot No. 54 N. 88-20 E. 76.6 feet to an iron pin on the West side of D Street; thence with the West side of D Street N. 1-37 W. 70 feet to the beginning corner.

(over)