

STATE OF SOUTH CAROLINA
COUNTY OF Breenville

WHEREAS Bertha Thomas + David Thomas + Mary Thomas, hereinafter referred to as first party (whether one or more persons) is indebted to M. H. Hall hereinafter referred to as second party, for repairs and improvements to the hereinafter described property pursuant to contract, the complete performance of which by second party is hereby acknowledged by first party, in the sum of one thousand four hundred and ninety four Dollars, for which first party has executed and delivered to second party his note in said amount, of even date herewith, payable in monthly installments of 31.93 Dollars on the 21 day of each month hereafter until the said indebtedness shall be fully paid, with interest from maturity at 6% per annum, as in and by the said note, reference thereunto being had, will more fully appear.

NOW, KNOW ALL MEN, that in consideration of the premises and for the better securing the payment of said debt according to the conditions of said note and also in consideration of \$3.00 paid by second party to first party, receipt of which is hereby acknowledged, first party has granted, bargained, sold and released and by these presents does grant, bargain, sell and release to second party, his heirs and assigns, all that certain lot of land, together with the improvements thereon, situated in or near the

City of Breenville, County of Breenville State of South Carolina, fronting D + B

feet of improved property known as Lot # 9. Recorded in flat book
to page 58 and measuring 49' x 141' foot in depth, and being known as

located & occupied by Bertha Thomas Street, being the property described

in deed from W. A. White Trustee, National Bank, executor, estate of J. B. Bruce

to first party, dated June 9, 1926 June 9, 1926, and recorded in the office of the

Clerk of Court for Breenville County

in Deed Book 116 at page 128, together with all and singular the rights, members, hereditaments and

appurtenances to the said premises belonging or in anywise incident or appertaining; to have and to hold all and singular the said premises unto the said second party, his heirs and assigns, forever; and first party hereby binds himself and his heirs, executors and administrators to warrant and forever defend all and singular the said premises unto second party, his heirs and assigns, from and against himself and his heirs, executors, administrators, assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

And it is agreed by and between the said parties that in case of default in payment of any installments as herein provided the whole amount of the debt secured by this mortgage shall immediately become due and payable at once, and that in case of foreclosure of this mortgage the second party shall recover of the first party a reasonable sum as attorney's fee, which shall be secured by this mortgage and shall be included in judgment of foreclosure.

PROVIDED ALWAYS, NEVERTHELESS, if the first party shall pay the aforesaid debt, with interest thereon, if any be due, according to the terms of said note, then this mortgage shall be utterly null and void.

WITNESS the hand and seal of the first party this 4th day of February, 1954.

Signed, Sealed, and Delivered in the presence of:
N. A. Mueller (SEAL) First Party
Jerry Blumson (SEAL) First Party
Bertha Thomas (SEAL) First Party
W. A. White (SEAL) First Party

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PERSONALLY APPEARED before me N. A. Mueller

and made oath that he saw the within named David Thomas, Mary Thomas and Bertha Thomas, first party, sign, seal, and as their act and deed, deliver the within

written Deed, and that he with Jerry Blumson

witnessed the execution thereof.

SWORN to before me this 4th day of February, 1954

Bernie Wood Sinclair (SEAL) Notary Public for South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF Breenville

I, Bernie Wood Sinclair, Notary Public of South Carolina, do hereby

certify unto all whom it may concern, that Mrs. Bertha Thomas, wife of the within named

David Thomas, did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named second party, his heirs and assigns, all her interest and estate and also all her right and claim of dower of, in, or to all and singular the premises within mentioned and released.

Given under my hand and seal this 4th day of February, 1954

Bernie Wood Sinclair (SEAL) Notary Public for South Carolina

Recorded February 12th. 1954 at 10:00 A. M. #3275

Handwritten notes:
Filed in ... March 11 1954
The Gramatan ... Hickory, Ind.
Carolina formerly ...
John Ramey ...
Jane ...
Carolyn ...
March 57
6199
13
01