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BOOK 590 PAGE 393

State of South Carolina

OLLIE FARNSWORTH
R. M. C.

COUNTY OF Greenville

To All Whom These Presents May Concern: I, Fudge Brown,

the Mortgagor(s), SEND GREETING:

hereinafter called

WHEREAS, the said Mortgagor(s) in and by his certain promissory note in writing, of even date with these Presents, is well and truly indebted to Bennie F. Brown

hereinafter called Mortgagee, in the full and just sum of Eighteen Hundred (\$1800.00) DOLLARS, to be paid as follows: \$30.00 each and every month hereafter until paid in full

with interest thereon from date at the rate of four per centum per annum, to be computed and paid monthly until paid 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, 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 should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agrees to pay all costs and expenses including a reasonable amount 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 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 according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) paid by the said Mortgagee 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 Mortgagee,

Bennie F. Brown and his heirs and assigns:

All that certain parcel or lot of land situated on the west side of Pelham Street in the City of Greer, Chick Springs Township, Greenville County, State of South Carolina, designated as Lot No. 16 of the I.M. Wood Estate according to survey and plat by H.S. Brockman, Surveyor, dated March 19, 1946, recorded in Plat Book "P", page 33, R.M.C. Office for Greenville County, and having the following courses and distances, to wit:

Beginning on an iron pin in the western line of Pelham Street, and running thence N. 48.00 W. 69.9 feet; thence S. 33.39 W. 64.3 feet to an iron pin; thence S. 58.16 E. 68.8 feet to a point in western line of Pelham Street; thence along the line of said street, N. 34.06 E. 57.5 feet to the beginning corner.

This is the same property conveyed to the Mortgagor herein by the said Bennie F. Brown, and this mortgage is given to secure the purchase price.