

STATE OF SOUTH CAROLINA,

County of Greenville

To all Whom These Presents May Concern:

WHEREAS I, Bertha E. Simister
well and truly indebted to Eunice S. Mundy

in the full and just
sum of THREE THOUSAND & NO/100 - - - - - (\$ 3000.00) Dollars.
in and by my certain promissory note in writing of even date herewith due and payable as follows: to
be paid on January 2, 1955

with interest from maturity at the rate of six per centum per annum
until paid; interest to be computed and paid semi-annually and if unpaid when due to
bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per
cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceed-
ings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That I, the said Bertha E. Simister
in consideration of the said debt and sum of money
aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also
in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the
sealing and delivery 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
Eunice S. Mundy, her heirs and assigns

All that piece, parcel or lot of land lying and being situate on the
Southerly side of Lake Fairfield Drive, near the City of Greenville, County of
Greenville, State of South Carolina, being known and designated as Lot # 85,
according to Plat of Section 1 of Lake Forest, prepared by Piedmont Engineering
Service July, 1953, as recorded in the R. M. C. Office for Greenville County,
South Carolina, in Plat Book GG, at page 17, and having, according to said plat,
the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southerly side of Lake Fairfield Drive,
joint front corner of Lots Nos. 84 and 85; thence along the joint line of those
lots S. 22-15 E. 222.8 feet to a point where the joint line of those lots inter-
sect the high water line of Lake Fairfield; thence along the high water line of
the said lake, the traverse line of which is S. 68-47 W. 128.6 feet to a point
where the joint line of Lots Nos. 85 and 86 intersects the high water line of the
said lake; thence along the joint line of Lots Nos. 85 and 86 N. 22-32 W. 221.6
feet to an iron pin at joint front corner of Lots Nos. 85 and 86 on the Southerly
side of Lake Fairfield Drive; thence along the said drive N. 68-47 E. 130 feet to
an iron pin at joint front corner of Lots Nos. 84 and 85, the point of the begin-
ning.

As a specific condition of this mortgage, the Mortgagee agrees that, in the
event the Mortgagor secures a construction loan for the erection of a residence on
the premises, the lien of this mortgage will be junior to such construction loan
mortgage. It is further agreed that if such construction loan is conditioned upon
all other liens or encumbrances being cleared, then and in such event, the Mortgagor
may anticipate in full.

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

Eunice S. Mundy, her

Heirs and Assigns forever.

And I do hereby bind myself, my Heirs, Executors and Administrators to warrant
and forever defend all and singular the said premises unto the said mortgagee, her Heirs
and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person
whomsoever lawfully claiming, or to claim the same or any part thereof.