

APR 2 2 52 PM 1954

State of South Carolina,

OLLIE FARNSWORTH
R. M. C.

COUNTY OF Greenville

BARTLEY JENKINS AND CLARA B. JENKINS

SEND GREETING:

WHEREAS, we the said Bartley Jenkins and Clara B. Jenkins

hereinafter called the mortgagor(s)
in and by our certain promissory note in writing, of even date with these presents are well and truly indebted to E. C. Mutter Construction Company, Inc.

hereinafter called the mortgagee(s)
in the full and just sum of Five Hundred and No/100 (\$500.00) 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 1st day of April, 1954, and on the 1st day of each month thereafter the sum of \$ 50.00 to be applied on the interest and principal of said note, said payments to continue thereafter until the principal and interest are paid in full
~~xxxx~~ the aforesaid monthly payments of \$ 50.00 each are to be applied first to interest at the rate of Six (6) per centum per annum on the principal sum of \$ 500.00 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 ten (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 and truly paid by the said mortgagee(s) 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 E. C. Mutter Construction Company, Inc., its successors and assigns, forever:

All that lot of land situate on the Northeast side of the Easley Bridge Road, about four and one-half (4½) miles Southwest of the City of Greenville, in Greenville Township, Greenville County, South Carolina, and being shown as Lot No. 2 on plat of E. C. Mutter Construction Company, Inc., made by C. C. Jones, C. E., February 5, 1952, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "Z", Page 60, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point in the center of the Easley Bridge Road, joint front corner of Lots 1 and 2, also corner of property of Mortgagor Bartley Jenkins, and running thence along the line of Lot 1, N. 32-32 E. 344.4 feet to an iron pin; thence N. 13-20 W. 213.6 feet to an iron pin; thence with line of Lot 3, S. 31-30 W. 486.6 feet to a point in the center of the Easley Bridge Road; thence along the center of the Easley Bridge Road S. 55-00 E. 145 feet to the beginning corner.

This is the same property conveyed to the mortgagors herein by deed of E. C. Mutter Construction Company, Inc., of even date herewith to be recorded, and this mortgage is given to secure the unpaid portion of the purchase price thereof.