

STATE OF SOUTH CAROLINA,

County of Greenville

FILED  
GREENVILLE CO. S.C.  
MAY 3 1 55 1954  
OLLIE FARNSWORTH  
R.M.O.

To all Whom These Presents May Concern:

WHEREAS I, T. M. McCauley  
well and truly indebted to Sarah M. Batson

in the full and just  
sum of FIFTY FIVE HUNDRED AND NO/100 - - - - - (\$ 5500.00 ) Dollars,  
in and by my certain promissory note in writing of even date herewith due and payable as follows:

Forty-five (\$45.00) Dollars per month commencing on November 1, 1954 and continuing thereafter on the 1st day of each and every month until paid in full, said payments to apply first against interest and the balance against the principal. Interest, however, shall be paid on November 1, 1954. The privilege is granted to anticipate in full or part on any payment date

with interest from date at the rate of five per centum per annum until paid; interest to be computed and paid monthly 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 proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That I, the said T. M. McCauley

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 Sarah M. Batson, her heirs and assigns

All that piece, parcel or lot of land in Greenville County, State of South Carolina, in Chick Springs Township, on the southwest side of Pine Avenue and having the following metes and bounds:

BEGINNING at a point in the center of Pine Avenue at the corner of the Fridal property and running thence along the center of said Pine Avenue S. 61-50 E. 356.15 feet to a point in said road; thence S. 8 W. 174.9 feet to iron pin; thence N. 39-45 W. 438 feet to the beginning corner and being the same property conveyed to the mortgagor by deed recorded in Vol. 390, at page 182.

Less, however, that portion of the above described property conveyed by the Mortgagor to Annie Walker Balentine by deed recorded in Vol. 399 at page 39.

ALSO: All that lot adjacent to the foregoing and described as follows:

BEGINNING at a sweet gum tree at the southwest corner of the above described property and running thence S. 39-45 E. 179.5 feet to iron pin; thence N. 61-50 W. 173 feet to iron pin; thence N. 34 E. 66 feet to the beginning corner and being the same lot conveyed to the Mortgagor by deed recorded in Vol. 399, at page 49.

This is a construction loan and the Mortgagor shall carry Builders' Risk Insurance with the mortgagee clause in favor of the mortgagee during the period of construction.

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 Sarah M. Batson, 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.

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