

BOOK 597 PAGE 54

The State of South Carolina,

County of GREENVILLE

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To All Whom These Presents May Concern:

Whereas, I, ALETHEA F. PATE, the said Alethea F. Pate hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to JESSIE F. WELTER hereinafter called the mortgagee(s), in the full and just sum of Twenty Thousand and No/100 - - - DOLLARS (\$20,000.00), to be paid

as follows:

The sum of \$2,000.00 to be paid on the principal on the 31st day of May, 1955; and the sum of \$2,000.00 to be paid on the 31st day of May of each year thereafter up to and including the 31st day of May, 1963; and the balance of the principal then remaining to be paid on the 31st day of May, 1964,

with interest thereon from date at the rate of Five (5%) percentum per annum, to be computed and paid annually 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, then 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, 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 his 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(s) promise to pay all costs and expenses including 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 I, 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 me, the said mortgagor(s), in hand well and truly paid by the said mortgagee(s) 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 Jessie F. Welter, my executor and assigns, forever:

All that parcel or tract of land with the buildings and improvements thereon, situate, lying and being on the Southwest side of the Highway known as the Highway leading from the City of Greenville in Greenville County, South Carolina, and as the greater portion of Tract 1 on Plat of the County of Greenville, South Carolina, made by William A. Hulston, Surveyor, August 14, 1953, and recorded in the R.T.C. Office for Greenville County in Plat Book 413, page 403, and having according to said plat the following names and bearings:

... at an iron pin in the center of the ... do ... the ... Mountain ... and ... the ... Road, S. 44 ... 17. ... the ... line of Tract 2, S. 44 ... 17. ... the ... Mountain ... Road, S. 44 ... 17. ... the ... Mountain ... Road, 24 ... to the ... corner ... more or less.

The above described property embraces a tract of ... heretofore conveyed by Jessie F. Welter to ... dated September 15, 1953, recorded in the R.T.C. Office ... in Book 413, page 403, and this tract of ... from this mortgage.

This is the same property conveyed to the ... Jessie F. Welter, of even date, and this mortgage is ... portion of the purchase price.

For Release Set Back Mtn Rd. See Deed Book 507 Page 472 Deed to Odell G. Gorman