10M 10-50 No. 142—MORTGAGE OF REAL ESTATE—(Patterson Form) W. A. Seybt & Co., Inc., Office Supplies, Greenville, S. C.

THE STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

To All Whom These Presents May Concern:

I, J. B. West SEND GREETING:

Whereas, I , the said J. B. West

in and by my certain promissory note in writing, of even date with these Presents, am well and truly indebted to Farmers Bank of Simpsonville

in the full and just sum of Three Hundred Eighty Two and 51/100 -- Dollars

, to be paid $31.88 per month for 12 consecutive months beginning on August 24, 1951

, with interest thereon from date

at the rate of 6 per centum per annum, to be computed and paid annually, in advance until paid in full: all interest not paid when due to bear interest at 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, 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 promises to pay all costs and expenses including 10 per cent. of the indebtedness 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 I , the said mortgagor

, 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 me , the said mortgagor , in hand well and truly 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

Farmers Bank of Simpsonville:

All that piece, parcel and lot of land [illegible] Township, County and State aforesaid. Said lot of land [illegible] on the east side of U. S. [illegible] of Jean Theilston and runs thence along the west [illegible] said highway N. 2-20 W. 100 feet to corner on U. S. Highway [illegible] thence by a new line S. 85-40 W. 302 feet to corner [illegible] S. C. Railway's tracks; thence along center of [illegible] 100 feet to corner on Jean Theilston; thence along [illegible] N. 85-40 E. 310.7 feet to the beginning corner, and [illegible] the mentioned courses and distances the right [illegible]