

State of South Carolina,

156 County of Greenwood
and
County of Greenville

ss:

Whereas: John S. Coleman-----

of the County of Greenwood-----, in the State aforesaid, hereinafter called the Mortgagor, is indebted to GREENWOOD BUILDING AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of

FIFTY THOUSAND AND NO/100-----Dollars

(\$ 50,000.00), with interest from date at the rate of five----- per centum (5 %) per annum until paid, said principal and interest being payable at the office of GREENWOOD BUILDING AND LOAN ASSOCIATION, in Greenwood, South Carolina, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of Three Hundred Ninety-five and 40/100 Dollars (\$ 395.40), commencing on the first day of May-----, 19 55, and continuing on the first day of each month thereafter until the principal and interest are fully paid.

Now, Know All Men, that Mortgagor in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of The further sum of One Dollar (\$1) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt wherof is hereby acknowledged, has granted, bargained, sold, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns the following-described property:

All that certain piece, parcel or lot of land in Gantt Township, Greenville County, State of South Carolina, and being located on the East side of the Augusta Road, about 6½ miles from the City of Greenville, and having the following metes and bounds, to-wit: Beginning at an iron pin on bank of road 12 feet from the edge of the pavement and running thence along line of property of Nora S. Fosters S. 19°20' E. 1205 feet to a stone; thence S. 8°35' W. 140 feet to a stone; thence S. 50°5' W. 256 feet to J. A. Brockman's corner; thence along Brockman's line N. 19°00' W. 1275 feet to iron pin on bank of Augusta Road; thence along Augusta Road N. 45°00' E. 330 feet to point of beginning and containing 9.2 acres, according to plat of same made April, 1928, by Dalton & Neeves, Engineers, and being the identical property conveyed to John S. Coleman by Belle M. West by deed dated September 4, 1951, and recorded in the office of the Register of Mesne Conveyances for Greenville County in Deed Book 441, at Page 235, and being the property upon which is located a 25 unit motel operating under the name of Kings Court and one 5 room frame house and one 7 room frame house.

Also, the 10 house trailers, each with three rooms and bath, located upon the above described premises. Six of the said trailers were manufactured by General and Ironwood Corporations, are 1952 models, and were purchased by John S. Coleman from Atomic Trailer Sales, Aiken, South Carolina, as is evidenced by Bill of Sale dated May 14, 1954, the respective serial number of each being as follows: E-8-#9035, E-24-#9096, E-59-#9047, E-64-#9134, C-18-#9047, and E-43-#9106. The other four trailers were acquired from the said Atomic Trailer Sales, and are also 1952 models.

All those three certain pieces, parcels or lots of land situate, lying and being in the City of Greenwood, County of Greenwood, State of South Carolina, being known and designated as Lots Nos. 9, 10, and 11 of the Gibbes Property, as will more fully appear by reference to a plat thereof made by S. B. Rambo, C. E., dated July 9, 1925, and recorded in the office of the Clerk of Court for Greenwood County in Plat Book 1, at Page 64. The said Lots Nos. 9, 10, and 11, are adjoining and when taken as a whole front a distance of 72 feet on the Eastern side of Rush Avenue and run back therefrom on the Northern side a distance of 144.1 feet and on the Southern side a distance of 137.2 feet and are 72.6 feet wide in the rear and are bounded as follows: On the North by Lot No. 12 of said plat owned by John S. Coleman; on the East by property of B. T. Seago; on the South by Lot No. 8 of said plat owned by Trakas; and on the West by Rush Avenue. This is a part of the property conveyed to John S. Coleman by Robert W. Gibbes and Hunter A. Gibbes by deed dated October 20, 1945, and recorded in the office of the Clerk of Court for Greenwood County in Deed Book 72, at Page 306, and by Jack James by deed dated August 26, 1946, and recorded in the office of the Clerk of Court for Greenwood County in Deed Book 75, at Page 229.