

The State of South Carolina,

County of Greenville

APR 15 4 51 PM 1955

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

I, JAMES F. PERLEY,

SEND GREETING:

Whereas, I, the said James F. Perley,
in and by my certain promissory note in writing, of even date with these
presents, am well and truly indebted to J. G. Miller

in the full and just sum of Thirty-six Thousand and No/100ths (\$36,000.00) Dollars,

to be paid as follows:

April 15, 1956	- \$ 3,666.68
April 15, 1957	- 3,666.66
April 15, 1958	- 3,666.66
April 15, 1959	- 25,000.00

, with interest thereon from date

at the rate of 5 per centum per annum, to be computed and paid semi-annually on unpaid balance,

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, 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 or 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 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 James F. Perley,

, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said J. G. Miller

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said James F. Perley

, in hand well and truly paid by the said J. G. Miller

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

J. G. MILLER:

All that certain piece, parcel or lot of land with buildings and improvements thereon situate, lying and being on the East side of Augusta Street, having the following metes and bounds:

BEGINNING at an iron pin, 3x, 168 feet South of the 3x corner of Elkins Street, and running thence with Augusta Street, S. 0-30 E. 54 feet to iron pin 3x of Whitmire lot; thence E. with said lot 100 feet to an iron pin; thence N. 0-30 W. 53 feet to iron pin 3x; thence N. 89-45 W. 100 feet to the beginning 3x.

ALSO: All that certain lot or parcel of land with buildings and improvements thereon situate in the City of Greenville, county, township and state afore-

(over)