

State of South Carolina

COUNTY OF Greenville

FILED
GREENVILLE CO. S.C.

AUG 21 10 57 AM 1956

OLLIE FARNSWORTH

To All Whom These Presents May Concern: I, C.F. Phillips,

the Mortgagor(s), SEND GREETING:

hereinafter called

WHEREAS, the said Mortgagor(s) in and by my certain promissory note in writing, of even date with these Presents, am well and truly indebted to Taylors Lumber Company, a corporation,

One Thousand Six Hundred Thirteen & 03/100 (\$1,613.03) hereinafter called Mortgagee, in the full and just sum of DOLLARS, to be paid as follows: \$20.00 on September 17, 1956, with like payments of \$20.00 on the same day of each consecutive month thereafter until principal and interest are paid in full, with interest thereon from date at the rate of six per centum per annum, to be computed and paid monthly 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, 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 should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agrees to pay all costs and expenses including a reasonable amount 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 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 according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) 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 Mortgagee, Taylors Lumber Company, a corporation, its successors and assigns forever:

All of that parcel or lot of land in Chick Springs Township of Greenville County, South Carolina, located on the East side of the new Pelham Road, about one-half mile south from Greer, being the front portion of lots Nos. 11 and 12 as shown on a plat of property made for Kate G. Bailey, et al, as Executors of the Estate of E.C. Bailey, deceased, having the following courses and distances:

BEGINNING on a point in the center of old road bed (New Pelham Road), and runs thence N. 79.21 E. 200 feet to a stake; thence along the new line N. 10.45 W. 90 feet to an iron pin on the common line of lots Nos. 10 and 11; thence with the common line of Lots Nos. 10 and 11 S. 78 W. 200 feet to a point in the center of old road bed (iron pin on line on east bank of old road; thence with center of said old road bed S. 10.45 E. 90 feet to the beginning corner, and being all of that parcel of land as conveyed to me, the mortgagor, by T.D. Pitman by deed dated April 19, 1955, recorded in the R.M.C. Office for Greenville County in Deed Book 528, at page 344.