

THE STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 4 12 13 PM 1956

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, we , the said Geneva Gray and Louise Durant
in and by our certain promissory note in writing, of even date with these
Presents, are well and truly indebted to Jeff R. Richardson
in the full and just sum of Fifteen Hundred Dollars (\$1500.00)
, to be paid

This mortgage is junior to the mortgage held by Fountain Inn Federal
Savings and Loan Association in the amount of Three Thousand Dollars
(\$3,000.00)

, with interest thereon from date
at the rate of 6 per centum per annum, to be computed and paid quarterly
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 mort-
gage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, that we , the said Geneva Gray and Louise
Durant , in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said
Jeff R. Richardson according to the terms of the said note, and also in
consideration of the further sum of Three Dollars, to us , the said Geneva Gray and
Louise Durant , in hand well and truly paid by the said Jeff R. Richardson
at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have grant-
ed, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the
said Jeff R. Richardson, his heirs and assigns forever:

All that piece, parcel or lot of land in Austin Township, Greenville
County, State of South Carolina, known and designated as lot No. 91
in the subdivision known as Hunters Acres according to a survey and
plat made by W. J. Riddle in May, 1952 and recorded in the R. M. C.
Office for Greenville County in plat book "BB", Page 51, reference
to which is hereby craved for more complete description.

This being part of the same property conveyed to me by Jeff R.
Richardson, Jr. by deed dated October 11, 1954 and recorded in
Deed Book 510, Page 65 in the R. M. C. Office for Greenville County.

The above lot is conveyed subject to the following restrictions
which shall enure to the benefit of the owners of all other lots
in said subdivision: (1) No residence costing less than \$3,000.00
or having less than 720 sq. feet of floor space shall be erected
upon said lot. (2) No residence constructed upon said lot shall
be occupied until construction of said residence is entirely com-
pleted. (3) The roof of each residence constructed upon said lot
shall be of composition or asbestos material. (4) No outside
toilets shall be permitted on said lots. (5) No hogs shall be
maintained on said premises. (6) No residence shall be constructed