

State of South Carolina

COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

BOOK 709 pg. 343

APR 3 4 26 PM 1957

OLLIE FARNSWORTH

To All Whom These Presents May Concern: We, ^{M.C.} Lee O. Boykin and Eva H. Boykin,

hereinafter called

the Mortgagor(s), SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by their certain promissory note in writing, of even date with these Presents, are well and truly indebted to Albert L. Smith

hereinafter called Mortgagee, in the full and just sum of **Eight Thousand Seven Hundred and Fifty (\$8,750.00) - - - - - DOLLARS,** to be paid **\$75.00** on May 1, 1957, with like payments of **\$75.00** on the same day of each month thereafter until **24** payments are made and thereafter the sum of **\$60.00** due on the first day of each and every month until principal and interest are paid in full. Makers reserve right to liquidate entire balance at any time prior to maturity by payments as may be due, as a liquidation 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,

Albert L. Smith and his heirs and assigns:

All that parcel or lot of land in Chick Springs Township of Greenville County, South Carolina, near Pleasant Grove Baptist Church and about two miles south of Greer, located on the east side of the Greenville-Spartanburg Road, being all of Lot No. 30 as shown on a plat designated as property of J.M. Mattox Estate, made by H.S. Brockman, Surveyor, dated November 6, 1952, recorded in Plat Book "JJ", page 127, and having the following courses and distances:

BEGINNING on a stake at the intersection of the Old Greenville-Spartanburg Road and a new street, and runs thence along the northern margin of new street, S. 41.20 E. 200 feet to a stake; thence N. 48.40 E. 100 feet to a stake; thence with the common lines of Lots Nos. 28 and 30, N. 41.20 W. 200 feet to a stake on the eastern margin of the Old Greenville-Spartanburg Road; thence therewith S. 48.40 W. 100 feet to the beginning.

This is the same property conveyed to Lee O. Boykin and Eva H. Boykin by deed of Albert L. Smith of Even date, to be recorded herewith.

The makers covenant and agree to keep the premises fully insured for the benefit of the mortgagee and to promptly pay all taxes due thereon not later than January 15, following the year for which the property is assessed and shall exhibit their tax receipts as proof of such payments.

SATISFIED AND CANCELLED OF RECORD
27 DAY OF Oct. 1971
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:53 O'CLOCK A.M. NO. 12102

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 3 PAGE 307