

The State of South Carolina,

JAN 6 11 52 AM 1959

COUNTY OF GREENVILLE

OLLIE T. ... R.M.C.

JAMES R. ROCHESTER and MELBA H. ROCHESTER SEND GREETING:

Whereas, we, the said James R. Rochester and Melba H. Rochester

hereinafter called the mortgagor(s) in and by their certain promissory note in writing, of even date with these presents, are well and truly indebted to THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON

hereinafter called the mortgagee(s), in the full and just sum of-

Five Thousand and no/100 - - - - - DOLLARS (\$ 5,000.00 ), to be paid at Five and one-half ( 5 1/2 %) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 6th day of February, 19 59, and on the 6th day of each month of each year thereafter the sum of \$ 95.51, to be applied on the interest and principal of said note, said payments to continue up to and including the 6th day of December 19 63, and the balance of said principal and interest to be due and payable on the 6th day of January 19 64; the aforesaid monthly payments of \$95.51 each are to be applied first to interest at the rate of Five & one-half ( 5 1/2 %) per centum per annum on the principal sum of \$ 5,000.00 or so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as herein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due at the option of the holder thereof, 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 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 ten (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 we, 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(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to us, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said The South Carolina National Bank of Charleston, its successors and assigns, forever:

ALL that piece, parcel or lot of land situate, lying and being on the North side of U.S.Highway-Alternate Route No.13, leading from Greenville to Easley, South Carolina, near Saluda River, in Greenville Township, Greenville County, South Carolina, being shown as Lot No.12 on plat of property of L.A.Whitmire Estate made by W.J.Riddle, Surveyor, August 1949, recorded in the RMC Office for Greenville County, S.C., in Plat Book Y, page 87, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the North side of U.S.Highway-Alternate Route No.13 at joint front corner of lots 11 and 12 and runs thence with the line of Lot 11, N. 3-11 W., 200 feet to an iron pin on the South edge of a 25 foot alley; thence along said alley, S. 84-33 W., 100 feet to an iron pin; thence with the line of Lot 13, S. 3-11 E., 200 feet to an iron pin on the North side of U.S.Highway-Alternate Route No.13; thence along said highway, N. 84-33 E., 100 feet to the beginning corner.

~~This is a portion of that property conveyed to the mortgagors by deed of Margaret J. ... recorded in the RMC Office for Greenville County, S.C., in Deed Book 475, page 300.~~

Handwritten initials: +ll, 1/17/59

This is a portion of that property conveyed to us by deed of C. Q. Mason, recorded in the RMC Office for Greenville County, S. C. in Deed Book 475 Page 300.

Paid and Satisfied in Full S. C. NATIONAL BANK OF CHARLESTON, S. C.

By: Ben R. Sauer, Jr. asst. v.p.

Witness: Kenneth C. Songday

Doris Duncan

Ben R. Sauer, Jr.

Handwritten notes: 19, 9:59, 28632, and other scribbles.