

GREENVILLE, S.C.

BOOK 774 PAGE 535

State of South Carolina

FEB 6 2 52 PM 1959

COUNTY OF Greenville

CLERK OF THE CLERK OF THE COURT

To All Whom These Presents May Concern: I, Leila Jane Loftis,

hereinafter called the Mortgagor(s), SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by her certain promissory note in writing, of even date with these Presents, is well and truly indebted to P.W. Brown

hereinafter called Mortgagee, in the full and just sum of Twenty-four Hundred (\$2400.00) - - - - - DOLLARS, to be paid as follows: \$40.00 on February 15, 1959, and \$40.00 on the 15th day of each successive month thereafter until interest and principal are paid in full, with interest thereon from date at the rate of five 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, P.W. Brown and his heirs and assigns:

All of that certain parcel or lot of land containing 2.7 acres, more or less, situated on the south side of the Greer-Oneal Road (State Highway No. 110,) about 1/4 mile northward from the City of Greer, Chick Springs Township, Greenville County, State of South Carolina, and being Lot No. 1 on Plat No. 1 of the L.W. Jones Estate according to survey by H.S. Brockman, Surveyor, dated May 23, 1951, and having the following courses and distances, to-wit:

BEGINNING at a point in center of the Greer-Oneal Road at the intersection of the Jones Road, and running thence along said Jones Road, S. 2-06 E. 100 feet and S. 2-54 W. 100 feet and S. 24-34 W. 100 feet to a point in the road (iron pin back on bank); the corner of Lot No. 2; thence along the line of Lot No. 2, S. 75-15 E. 281.5 feet to an iron pin near a small hickory; thence N. 39-44 E. 328 feet to the center of the Greer-Oneal Road (iron pin back on bank); thence along said road, N. 76-06 W. 451 feet to the beginning corner.

This is the same property conveyed this day to Leila Jane Loftis by deed of P.W. Brown to be recorded herewith.

This mortgage is given to secure the balance of the purchase price.

Leila Jane Loftis
17 Feb 1959
ST. W. BROWN

17 Feb 1959
P.W. BROWN
Witness: *Ruby B. Abner*
Witness: *Nellie M. Smith*