

MORTGAGE OF REAL ESTATE—Prepared by E. P. Riley, Attorney at Law, Greenville, S. C.

The State of South Carolina,

County of GREENVILLE

To All Whom These Presents May Concern:

William T. Hudgins and Mary P. Hudgins

SEND GREETING:

Whereas, We, the said William T. Hudgins and Mary P. Hudgins hereinafter called the mortgagor(s)

in and by ~~BY~~ certain promissory note in writing, of even date with these presents, ~~are~~ well and truly indebted to William R. Timmons, Jr.

hereinafter called the mortgagee(s), in the full and just sum of Two Thousand Sixty-three and 40/100 ----- DOLLARS (\$2,063.40), to be paid

, with interest thereon from date

at the rate of six (6%) percentum per annum, to be computed and paid

Fifteen (\$15.00) Dollars per month 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, then 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(s) promise to pay all costs and expenses including 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 well and truly paid by the said mortgagee(s) 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

WILLIAM R. TIMMONS, JR., HIS HEIRS AND ASSIGNS:

All that certain piece, parcel or lot of land in Butler Township, Greenville, County, State of South Carolina, near the City of Greenville, and being known and designated as Lot No. 113 of a subdivision known as McSwain Gardens Section 2, a plat of which is of record in the R.M.C. office for Greenville County in Plat Book LL at page 137, and having the following metes and bounds, to wit:

BEGINNING at a point on the northwestern side of Beaufort Street at the joint front corner of Lots 112 and 113 and running thence N 25-41 W, 170.2 feet to a point at the joint rear corner of lots 112 and 113; thence N 64-19 E, 100 feet to a point at the joint rear corner of lots 113 and 114; thence S 25-41 E, 165.9 feet to a point on the northwestern side of Beaufort Street at the joint front corner of lots 113 and 114; thence with the northwestern side of Beaufort Street, S 60-01 W, 53.5 feet to a point; thence continuing with the northwestern side of Beaufort Street S 64-19 W, 46.6 feet to the point of beginning.

This mortgage is second and junior in lien to a mortgage given by R. W. Manley to First Federal Savings and Loan Association, recorded March 20, 1959, in R.E.M. Volume 780 at page 531.

FOR SATISFACTION TO THIS MORTGAGE SEE SATISFACTION BOOK 63 PAGE 102

RECORDED AND CANCELLED BY ROOM 7th DAY OF Dec. 1958
Dennis J. Ramsey
R. M. C. FOR GREENVILLE COUNTY, S. C.
3:19 P.M. NO. 17427