

OCT 9 2 59 PM 1959

State of South Carolina }
COUNTY OF Greenville }

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

Hampton Heights Baptist Church by its Board of Deacons

hereinafter called

the Mortgagor(s), SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by our certain promissory note in writing, of even date with these Presents, am well and truly indebted to BANK OF GREER, GREER, S. C., hereinafter called Mortgagee, in the full and just sum of

Eighteen thousand --- DOLLARS,

to be paid in monthly installments of \$195.35 commencing on the 7 day of November, 1959 and on the 8 day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not paid sooner, shall be due and payable on the 7 day of October, 1959.

with interest thereon from date at the rate of 5 1/2 per centum per annum, to be computed and paid monthly, as stated above, 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,

All that piece, parcel or lot of land in Township, Greenville County, State of South Carolina, lying on the northwest side of U.S. Highway No. 29 and about 1 1/2 miles east of the City Limits of Greenville, being shown on a plat of property made for Hampton Heights Baptist Church by C.O. Riddle, Surveyor, dated January 21, 1959, to be hereafter recorded, having the following courses and distances, to wit:

BEGINNING on an iron pin on the right-of-way of said U.S. Highway No. 29, joint corner with lands reserved by the grantor, and runs thence with the right-of-way of said highway, N. 43-00 E. 125 feet to an iron pin; thence N. 47-00 W. 310.5 feet to an iron pin; thence S. 43-00 W. 125 feet to an iron pin; thence S. 47-00 E. 310.5 feet to an iron pin on the right-of-way of said U.S. Highway, the beginning corner.

The above described is portions of property conveyed to the grantor by R.J. Drummond and Annie S. Drummond by deed recorded in Vol 307, page 271, and by Robert J. Edwards, as Trustee, by deed recorded in Vol. 299, page 191, R.M.C. Office for Greenville County.

= As a part of the consideration, this property is conveyed subject to the following conditions and restrictions which shall enure to the benefit of all persons now owning, or who in the future may own, property in the subdivision known as PINEY RIDGE and described on the plat recorded in Plat Book CC, at page 11, R.M.C. Office for Greenville County.

1. The lot herein described shall be used and occupied for residential purposes only. No residence of a temporary nature such as a house trailer or shack shall be allowed, and no commercial building or commercial establishment of any sort shall be allowed on the premises

2. Any residence constructed on the premises shall contain a minimum of 1200 square floor space, exclusive of all porches, stoops terraces and garages, excepting, that this restriction shall not apply to residential unites used solely for housing servants employed on the premises.

Violation of any of the above restrictions shall entitled the grantor or any owner of property in said subdivision to injunctive relief and to damages.

*Paid Oct. 6, 1959
Bank of Greer
Greer, S.C.
Elizabeth M. Bennett Cashier
Witness M. C. Macus
asst. S. P.*

SATISFIED AND CANCELLED OF RECORD
6 DAY OF Nov. 1959
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2:43 O'CLOCK P. M. NO 10765