

BOOK 852 Page 358

GREENVILLE CO. S. C.

The State of South Carolina,

MAR 20 10 50 AM 1961

COUNTY OF GREENVILLE

CLERK OF COURTS

To All Whom These Presents May Concern:

C. R. BANKS

SEND GREETING:

Whereas, I, the said C. R. Banks

hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to The Peoples National Bank of Greenville, S. C., as Trustee for Dit White Poe under the Trust Deed made by Francis W. Poe, III, dated June 27, 1960

hereinafter called the mortgage(s), in the full and just sum of Two Thousand Six Hundred and No/100

-----DOLLARS (\$ 2,600.00 ), to be paid as follows: The sum of \$75.00 to be paid on the principal on the 20th day of June, 1961, and the sum of \$75.00 on the 20th day of September, December, March and June of each year thereafter until the principal indebtedness is paid in full,

with interest thereon from date

at the rate of six (6%) percentum per annum, to be computed and paid June 20, 1961 and quarterly thereafter 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, 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 I, 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 me, 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 PEOPLES NATIONAL BANK OF GREENVILLE, S. C., as Trustee for Dit White Poe under the Trust Deed made by Francis W. Poe, III, dated June 27, 1960, its successors and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Southwest side of Edgemont Road (sometimes referred to as Edgemont Avenue Extension), near the City of Greenville, in Greenville County, South Carolina, being shown as a portion of Lot 21 on plat of Riverside Farms, made August, 1907, recorded in the RMC Office for Greenville County, S. C., in Plat Book "K", pages 100-103, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southwest side of Edgemont Road at corner of other property of the Mortgagor, said pin being 75 feet in a South-easterly direction from the joint front corner of Lots 21 and 22, and running thence along the line of other property of the Mortgagor, S. 57-0 W., 540.7 feet to an iron pin in the rear line of Lot 21; thence S. 56-09 E., 84.8 feet to an iron pin; thence along line of other property of Ella Banks, N. 57-00 E., 505.1 feet to an iron pin on the Southwest side of Edgemont Road; thence along the Southwest edge of Edgemont Road, N. 32-30 W., 80.5 feet to the beginning corner.

(Over)

PAID AND SATISFIED IN FULL THIS

THE 18th DAY OF July 1963

THE PEOPLES NATIONAL BANK GREENVILLE, SOUTH CAROLINA

as Trustee for Dit White Poe under the Trust Deed made by Francis W. Poe, III, dated June 27, 1960.

WITNESS

Kenneth J. Cannon

SATISFIED AND CANCELLED OF RECORD

23 DAY OF July 1963

Walter Farnsworth

R.M.C. FOR GREENVILLE COUNTY, S. C.

AT 4:20 O'CLOCK P.M. NO. 2771