

State of South Carolina

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, Leo Walls,

hereinafter called

the Mortgagor(s), SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by his certain promissory note in writing, of even date with these Presents, is well and truly indebted to Vernon Duncan

Sixteen Hundred (\$1600.00) - - - - - hereinafter called Mortgagee, in the full and just sum of DOLLARS,

to be paid as follows: \$50.00 on June 1, 1961, and \$50.00 on the 1st day of each month thereafter until May 1, 1962, at which time the entire balance shall become due, with interest thereon from date at the rate of six 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, Vernon Duncan and his heirs and assigns forever:

All that certain parcel or tract of land containing 16.4 acres, more or less, situated on both sides of a County road leading from State Highway No. 101 to the Pennington Road, in O'neal Township, Greenville County, State of South Carolina, and having courses and distances according to survey and plat of the property of Olive Bomar Seay by Terry T. Dill, Registered Surveyor, dated April 26, 1961, as follows, to-wit:

BEGINNING at an iron pin 719 feet northeastward from State Highway No. 101, on line of Leo Walls, and running thence along the Walls line, N. 58-33 E. 785.4 feet to an iron pin; thence S. 21-55 E. 1251.5 feet crossing the County road to an iron pin on old Bomar line; thence S. 65-00 W. 465 feet to an iron pin; thence a new line, N. 31-35 W. 767 feet to an iron pin; thence N. 46-55 W. 430.5 feet to the beginning corner.

This is the same property conveyed to Leo Walls by deed of Olive B. Seay, et al., to be recorded herewith, and this mortgage is given to secure a portion of the purchase price.

4-28-62
Paid in full
Vernon Duncan
Henry S. Taylor

RECORDED AND INDEXED
MAY 2 1962
H. M. [unclear]
45/1033