

State of South Carolina }

COUNTY OF Greenville

To All Whom These Presents May Concern: I, Warren Septon,

the Mortgagor(s), SEND GREETING:

hereinafter called

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 W. Dennis Smith,

Twenty-five Hundred and Fifty (\$2550.00) hereinafter called Mortgagee, in the full and just sum of DOLLARS, to be paid ninety (90) days from the date hereof.

with interest thereon from date at the rate of six per centum per annum, to be computed and paid at maturity 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, W. Dennis Smith and his heirs and assigns forever:

All that certain parcel or lots of land situated on the south side of Valley Creek Drive, near Cunningham Lake about three miles northwestward from the City of Greer, Oneal Township, Greenville County, State of South Carolina, and being designated as Lots Nos. 11 and 12 of the property of W. Dennis Smith according to survey and plat by John A. Simmons, Registered Surveyor, dated April 30, 1960, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the south side of Valley Creek Drive, corner of Lots Nos. 7 and 11, and running thence along said Drive, N. 34-40 W. 40 feet, N. 61-00 W. 100 feet, N. 69-00 W. 60 feet, and S. 64-20 W. 143 feet to the corner of Lot No. 13; thence along the line of Lots Nos. 12 and 13, S. 21-55 E. 172 feet to an iron pin on the line of Lot No. 14; thence N. 78-40 E. 86.6 feet to the rear corner of Lots Nos. 7, 11, and 12; thence along the line of Lots Nos. 7 and 11, N. 55-20 E. 178 feet to the beginning corner.