

BOOK 892 PAGE 438

THE STATE OF SOUTH CAROLINA JUN 11 10 27 AM 1962
 COUNTY OF GREENVILLE PURCHASE MONEY MORTGAGE
 OLLIE E. NORTH
 N. C.

To All Whom These Presents May Concern:

SEND GREETING

Whereas, we, the said Thomas B. Phillips, Jr. and Janice B. Phillips in and by our certain promissory note in writing, of even date with these Presents, are well and truly indebted to Nena McSwain Carpenter in the full and just sum of Eight Thousand and no/100 (\$8,000.00) Dollars to be paid at the rate of Sixty Five (\$65.00) Dollars per month, commencing on the 9th day of July, 1962, and continuing in a like amount on the 9th day of each and every month thereafter until paid in full, said payments to be applied first to interest and balance to principal, with interest thereon from date at the rate of 6% per centum per annum, to be computed and paid monthly until paid in full; all interest not paid when due to bear

interest at 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, 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 promises to pay all costs and expenses including 10 per cent. of the indebtedness 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 we, the said mortgagors, 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 us, the said mortgagors, in hand well and truly 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

NENA McSWAIN CARPENTER, HER HEIRS AND ASSIGNS FOREVER:

All that certain piece, parcel or lot of land, with the improvements thereon, situate, lying and being in the City and County of Greenville, South Carolina, on the Eastern side of Bennett Street, and being known and designated as Lot No. 12 and 30 feet of Lot No. 13, on plat of NORTHWOOD recorded in the RMC Office for Greenville County in Plat Book 411, at pages 102 and 103, and having according to said plat the following mete and bounds, to wit:

BEGINNING at an iron pin on the Eastern side of Bennett Street, which said pin is 100 feet South from the corners of the intersection of Bennett Street and Boxwood Road, in front of Lot No. 13; and running thence through Lot No. 13, S. 71-32 E.; 150 feet to an iron pin in line of Lot No. 11; thence with the line of Lot No. 11, S. 19-30 W., 93 feet to an iron pin on branch; thence with the middle of said branch, N. 71-32 W., 150 feet to an iron pin on Bennett Street; thence with the East side of Bennett Street, N. 19-30 E., 93 feet to the point of BEGINNING, and being the same property conveyed to the mortgagors by deed of mortgagee to be recorded herewith.