

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS I, Benjamin Phelps

am well and truly indebted to

Franklin Finance and Loan Company

in the full and just sum of Two Thousand, Three Hundred, Four and no/100 Dollars, in and by my certain promissory note in writing of even date herewith, due and payable on the ~~10th~~ <sup>15th</sup> day of August, 1952 and a like amount on the same date of each and every month thereafter until paid in full; with discount before and interest after maturity

with interest from maturity at the rate of six per centum per annum until paid; interest to be computed and paid monthly ~~monthly~~ and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That I, the said Benjamin Phelps

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the sealing and delivery 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 Franklin Finance and Loan Company

all that tract or lot of land in

Township, Greenville County, State of South Carolina, on the southeast side of Terry Court, being known and designated as Lot No. 11 in the subdivision of the property of L. M. Mahon, according to a survey and plat made by Dalton & Neves, September, 1952, recorded in the R. M. C. Office for Greenville County in Plat Book T, at page 473, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at a pin on the southeast side of Terry Court and at the northwestern corner of Lot No. 12, and running thence with the line of Lot No. 12, S. 45-55 E. 349 feet to a pin; thence S. 5-01 W. 72.7 feet to a pin; thence N. 88-56 W. 27.3 feet to a pin, corner of Lot No. 10; thence with the line of Lot No. 10, N. 45-55 W. 375 feet to a pin on the southeast side of Terry Court; thence along the southeast side of Terry Court, N. 44-05 E. 75 feet to the beginning corner. Being one of the lots conveyed to me, by Joseph W. Lunsford, same as J. W. Lunsford, by deed dated August 17, 1953 and recorded in the R. M. C. Office for Greenville County in Deed Book 491, at page 223.