

MAY 12 10 57 AM 1964

BOOK 958 PAGE 319

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS I, Ben F. Mahaffey, am

well and truly indebted to

Milton J. Mahaffey

in the full and just sum of Eight Thousand, Seven Hundred and 00/100

Dollars, in and by my certain promissory note in writing of even date herewith, due and payable \$50.00 per month, beginning June 1, 1964, and on each successive month thereafter, until paid in full, with interest at 6% per annum, to be computed and paid monthly; however,

It is understood and agreed that so long as the mortgagor, Ben F. Mahaffey, is the owner of the mortgaged property, that the obligation shall not draw interest, except after default, and payments in default shall be

with interest from default at the rate of Six (6%) per centum per annum until paid; interest to be computed and paid on demand and if unpaid when due to bear interest at same rate as principal until paid, and 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 Ben F. Mahaffey

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 Milton J. Mahaffey, his heirs and assigns:

ALL that lot of land lying in the County of Greenville, State of South Carolina, in Austin Township, approximately two miles northeast of the Town of Mauldin, consisting of one (1) acre, more or less, less a small lot heretofore conveyed out by Milton J. Mahaffey, and being more fully described by reference to previous deeds as follows:

BEGINNING at a point in the road leading from Mauldin to Pelham, and running thence N. 4-30 E. 158 feet along said road to a point; thence N. 76-45 W. 155 feet to a stake; thence S. 75-3/4 W. 200 feet to a stake; thence S. 4-30 W. 60 feet to a stake on the line of Smith Land; thence along said Smith line, S. 76-45 E. 350 feet to the beginning corner.

LESS, however, that lot of land heretofore conveyed to J. W. Burns and Floria M. Burns by Milton J. Mahaffey, by deed recorded in the R.M.C. Office for Greenville County in Deed Book 234, at page 59, and having, according to said deed, the following metes and bounds:

BEGINNING at a pin on the line of land of Bessie Smith, and running thence N. 76-45 W. 43 feet to a chinaberry tree; thence N. 40-30 E. 60 feet to a pin; thence S. 76-45 E. 46.5 feet to a pin; thence S. 7-30 W. 80 feet to the beginning corner.