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MORTGAGE OF REAL ESTATE—Prepared by Rainey, Fant & Horton, Attorneys at Law, Greenville, S. C. BOOK 1041 PAGE 129

OLLIE FARNSWORTH
R. M. C.

The State of South Carolina,

COUNTY OF GREENVILLE

I, ^{H.} LOUISE/LEWIS

SEND GREETING:

Whereas, I, the said ^{H.} Louise/Lewis

hereinafter called the mortgagor(s) in and by my certain promissory note, in writing, of even date with these presents, well and truly indebted to JAMES W. PEARSON

hereinafter called the mortgagee(s), in the full and just sum of Three Thousand Five Hundred and No/100

-----DOLLARS (\$ 3,500.00), to be paid
in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of
Five & $\frac{1}{4}$ (5 $\frac{1}{4}$ %) per centum per annum, said principal and interest being payable in monthly
installments as follows:

Beginning on the first day of October, 1966, and on the first day of each month
of each year thereafter the sum of \$ 40.74, to be applied on the interest
and principal of said note, said payments to continue up to and including the first day of August
1975, and the balance of said principal and interest to be due and payable on the first day of September
1975; the aforesaid monthly payments of \$ 40.74 each are to be applied first to
interest at the rate of Five & fourth $\frac{1}{4}$ (5 $\frac{1}{4}$ %) per centum per annum on the principal sum of \$ 3,500.00 or
so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment
shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part hereof, as herein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due at the option of the holder thereof, 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 its 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 ten (10%) per cent, of the indebtedness as attorney's 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 I, 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(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said JAMES W. PEARSON, His Heirs and Assigns Forever:

ALL that piece, parcel or lot of land with the buildings and improvements thereon in Greenville Township, Greenville County, State of South Carolina, lying and being situate on the Northeast side of Hillhouse Street, being known and designated as Lot #21, Dunean Heights, according to Plat of Dalton & Neves, Engineers, recorded in the RMC Office, Greenville, South Carolina, in Plat Book "D" on page 67, and having according to more recent survey by R. E. Dalton, Engineer, and the recorded Plat, the following metes and bounds, to-wit: