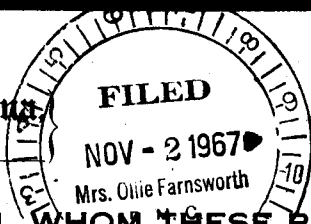


The State of South Carolina  
COUNTY OF Greenville



BOOK 1075 PAGE 345

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Calvin E. Simpson and Irene S. Simpson

HEREINAFTER CALLED THE MORTGAGOR, IN THE STATE AFORESAID, SEND GREETINGS:

WHEREAS, the Mortgagor in and by a certain note or notes, or obligation, bearing date the day of the date of these Presents, stand firmly held and bound to pay unto **Cox Finance Company**

hereinafter called the Mortgagee, in the said State, the sum of

**One thousand three hundred twenty and no/100 (\$1,320.00)**

Dollars

**Twenty four (24) months** after date (without grace), with interest thereon after maturity at the rate of \_\_\_\_\_ per cent, per annum, payable annually until paid; and the said mortgagor hereby agrees to pay all taxes or assessments, State, County and Municipal—as levied, assessed or charged against the property hereby mortgaged, as soon as the same shall become due and payable, or to repay on demand to said Mortgagee any or all such taxes, assessments, costs or penalties that may be paid by the said mortgagee whilst said note remains unpaid. (The said Mortgagee is hereby authorized to pay such, if the same be not paid when due by the Mortgagor, his Heirs, Executors or Administrators; it being distinctly understood and agreed that default in the payment of the principal, and interest, and taxes, and costs, and penalties, aforesaid, or of either, shall be a breach of the condition of said note or notes and of this mortgage.)

And it is further agreed that in case this mortgage be foreclosed, or be put into the hands of an Attorney for collection or foreclosure, a commission of ten per cent upon the amount due shall be added to cover Attorney's fees for collecting the same, which is hereby secured by the mortgage; and this mortgage shall also secure and cover any and all extensions or renewals of the said note or notes or obligation, whether represented by the original note or notes or by a new note or notes, so long as the indebtedness secured by this mortgage, or any part thereof, may remain unpaid in full. And this mortgage shall also secure any other indebtedness that I may now or hereafter be due or may owe the said Mortgagee, as maker, endorser or otherwise, and any indebtedness owed by me, as original obligor, endorser or otherwise, and acquired by said Mortgagee.

NOW KNOW ALL MEN, that the Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the Mortgagee, according to the condition of the said note, and also in consideration of the further sum of Three Dollars to the Mortgagor in hand well and truly paid by the Mortgagee 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 Mortgagee, its successors and assigns, the following described real estate:

All that lot of land in the County of Greenville, State of South Carolina, near Simpsonville, S. C. containing 1.15 acres, more or less, according to plat of property of J. E. McGill dated August 2, 1957 by C. O. Riddle of record in the R. M. C. Office for Greenville County in plat book \_\_\_\_\_ at page \_\_\_\_\_ and having, according to said plat the following metes and bounds, to wit:

Beginning at an iron pin on the southeastern side of the West Georgia Road, at the intersection of the center line of an old road and running thence along the center of said old road, N 66 E, 208 feet to an iron pin in the center of said road; thence following the center of said road, N 52-30 E, 260 feet to an iron pin; thence N 52-30 E, 90 feet to an iron pin, corner of McGill and Henderson; thence along McGill property, N 40-46 W, 174.2 feet to an iron pin in the center of the West Georgia Rd. (which pin is 27.7 feet from the southeast side road boundary); thence S 33-18 W, 200 feet to an iron pin in the center of said road; thence S 42-57 W, 358.7 feet to the point of beginning and being a portion of the property conveyed to the grantor in deed books 197 at page 259 and book 252 at page 37. Said lot being conveyed to Calvin E. Simpson and Irene S. Simpson, by J. E. McGill by deed dated September 14, 1957 and recorded in the office of the Clerk of Court for Greenville County in Deed Book 504, page 207.

*Handwritten notes:*  
Satisfied and cancelled of record  
by \_\_\_\_\_  
at \_\_\_\_\_ o'clock \_\_\_\_\_ day of \_\_\_\_\_ 1967  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ DAY OF \_\_\_\_\_ 1967

SATISFIED AND CANCELLED OF RECORD  
DAY OF \_\_\_\_\_ 1967  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ DAY OF \_\_\_\_\_ 1967