## MORTGAGE OF REAL ESTATE BY A CORPORATION

Offices of Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C. FILED

GREENVILLE CO. S. C.

## State of South Carolina

COUNTY OF GREENVILLE

DEC 1 5 23 PM 1967

OLLIE FARMSWORTH R. M.O.

To All Whom These Presents May Concern:

RAMSEUR REALTY CO.

(herein called mortgagor) SENDS GREETING:

WHEREAS, the said mortgagor,

RAMSEUR REALTY CO. , a Partnership,

South Carolina

, is well and truly indebted

to the mortgagee in the full and just sum of One Hundred Twenty Five Thousand (\$125,000.00)

Dollars, in and by its certain promissory note in writing, of even date herewith, due and payable in monthly installments as follows:

BEGINNING on the 1st day of January, 1968, and on the 1st day of each succeeding month of each year thereafter the sum of \$1,325.75, to be applied on the interest and principal of this note, said payments to continue up to and including the 1st day of November, 1977, and the balance of said principal and interest to be due and payable on the 1st day of December, 1977; the aforesaid monthly payments of \$1,325.75 each are to be applied first to interest at the rate of five (5%) per centum per annum on the principal sum of \$125,000.00, 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.

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noting paid in fully 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 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 per cent of the indebtedness as attorney's fee, 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 the said mortgagor, 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 said note, and also in consideration of the further sum of Three Dollars to the said 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, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said

## V. D. RAMSEUR, SR.:

ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, and having according to a plat prepared by Piedmont Engineering Service, dated January 5, 1960, entitled "Property of Vardry D. Ramseur, Sr.", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book AAA at Page 113, the following metes and bounds:

BEGINNING at an iron pin at the Northeastern corner of the intersection of the Airport Road and the right of way of the C. & W. C. Railroad, and running thence with the right of way of the C. & W. C. Railroad N. 55-34

BATISTIED AND CANCILLED OF RECORD

DAY OF GRAFT 19 13

B. M. C. FOR GREENVELE COUNTY, S. C.

AT 3:21 O'CLOCK Y. M. NO. 223

FOR SATISFACTION TO THIS WORTGAGE SEE SATISFACTION BOOK ..... PAGE ...