

STATE OF SOUTH CAROLINA,

County of GREENVILLE

FILED
GREENVILLE CO. S. C.

FEB 27 4 48 PM '69

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

~~xxx~~ Botany Woods Building & Sales Co., Inc.
of the City of Greenville, State of South Carolina, hereinafter spoken of as the Mortgagor, send greetings:

WHEREAS, the said Mortgagor is justly indebted to AIKEN LOAN & SECURITY COMPANY, a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of Eighty Five Thousand and no/100 (\$85,000.00) DOLLARS lawful money of the United States of America, secured to be paid by certain note or obligation, bearing even date herewith, conditioned for payment at the principal offices of the said AIKEN LOAN & SECURITY COMPANY, in the City of Florence, in the State of South Carolina, of the sum of Eighty Five Thousand and no/100 (\$85,000.00) DOLLARS in words and figures as follows:

In monthly installments of Eight Hundred Six and 23/100 (\$806.23) Dollars on the first day of each calendar month for interest and principal, said installments to be applied first to the payment of interest and then the balance to the principal, with the first monthly payment due April 1, 1969.

Together with and in addition to the monthly payments of principal and interest payable under the terms of the note secured hereby, the mortgagor covenants and agrees to pay to the mortgagee, on the first day of each month until said note is fully paid, a sum equal to the premiums that will next become due and payable on policies of fire and other hazard insurance covering the mortgaged property, plus taxes and assessments next due on the mortgaged property (all as estimated by the mortgagee), less all sums * see below

NOW, KNOW ALL MEN, that the said Mortgagor, in consideration of the said debt and sum of money mentioned in the said note and for the better securing the payment of the said sum of money mentioned in the said note or of any renewal or extension thereof, with interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns forever:

ALL that piece, parcel or lot of land in Greenville County, South Carolina shown on a plat of property of Botany Woods Building & Sales Company, Inc. prepared by Carolina Engineering & Surveying Company and dated December 19, 1968 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Regency Drive and running thence N. 5-19 W. 200 feet to an iron pin; thence running N. 64-01 E. 37.3 feet to an iron pin; thence running S. 48-30 E. 175 feet to an iron pin on the northern side of Regency Drive; thence running along Regency Drive S. 0-41 E. 33.5 feet to a point; thence continuing along Regency Drive S. 47-08 W. 12.8 feet to a point; thence running S. 55-20 W. 50 feet to a point; thence running S. 67-55 W. 50 feet to a point; thence continuing still along Regency Drive S. 78-05 W. 50 feet to an iron pin, the point of beginning.

*already paid therefor, divided by the number of months to elapse before one month prior to the date when such premiums, taxes and assessments will become delinquent, such sums to be held by the mortgagee in trust to pay said premiums, taxes and special assessments.

This Mortgage Assigned to Home Security Life Ins. Co.
on 19 day of March 1969. Assignment recorded
in Vol. 112 of R. E. Mortgages on Page 280