

GREENVILLE CO. S. C.

BOOK 1140 PAGE 623

MORTGAGE OF REAL ESTATE - Property of Edna Terrell Albright, Attorneys at Law, Greenville, S. C.

DOLLIE FARNSWORTH  
R. M. O.

The State of South Carolina,

COUNTY OF Greenville

WE, BRYCE P. SMITH AND JOYCE B. SMITH

SEND GREETING:

Whereas, we, the said BRYCE P. SMITH AND JOYCE B. SMITH

hereinafter called the mortgagor(s) in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to EDNA TERRELL ALBRIGHT

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

-----DOLLARS (\$500.00), to be paid in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of seven & 1/2 (7 1/2 %) per centum per annum, said principal and interest being payable in monthly

installments as follows:

Beginning on the 15th day of December, 19 69, and on the 15th day of each month of each year thereafter the sum of \$ 43.38, to be applied on the interest and principal of said note, said payments to continue up to and including the 15th day of October, 19 70, and the balance of said principal and interest to be due and payable on the 15th day of November, 19 70; the aforesaid monthly payments of \$43.38 each are to be applied first to interest at the rate of seven & 1/2 (7 1/2 %) per centum per annum on the principal sum of \$ 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 we, 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 US, 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 EDNA TERRELL ALBRIGHT, Her Heirs and Assigns, Forever:

ALL that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina on the East side of Emma Street, property known and designated as Lot No. 13 on a revised plat of Property of N. A. & Gladys G. Hack, by W. J. Riddle, Surveyor, March 14, 1941, revised September 17, 1941, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book L, Pages 188 and 189, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Emma Street at the Northwest corner of Lot No. 12 and running thence along line of Lot No. 12, N. 85-30 E. 300 feet to an iron pin at corner of Lots Nos. 29 and 20; thence along line of Lot No. 30, N. 2-30 W. 100 feet to an iron pin at corner of Lot No. 14; thence along line of Lot No. 14, S. 85-30 W. 300 feet to an iron pin on the East side of Emma Street; thence along the East side of Emma Street, S. 2-30 E. 100 feet to the beginning corner.

This is the same property conveyed to us by deed of Edna Terrell Albright dated October 24, 1969, to be recorded, and this mortgage is given to secure the balance of the purchase price of the above property.

State of North Carolina