

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

GREENVILLE CO. S. C.

BOOK 1149 PAGE 499

The State of South Carolina,
COUNTY OF Greenville

MAR 6 10 03 AM '70
OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:
Rice Cleveland Co., Inc.

SEND GREETING:

Whereas, **it**, the said **Rice Cleveland Co., Inc.**

hereinafter called the mortgagor(s) in and by **its** certain promissory note in writing, of even date with these presents,
is well and truly indebted to **The Guaranty Mortgage Co., Inc.**

hereinafter called the mortgagee(s), in the full and just sum of **Fifteen Thousand and No/100-----**

-----DOLLARS (\$ 15,000.00), to be paid
as follows: Three Thousand (\$3,000.00) Dollars one year from the date
hereof; Three Thousand (\$3,000.00) Dollars two years from the date hereof;
Three Thousand (\$3,000.00) Dollars three years from the date hereof; Three
Thousand (\$3,000.00) Dollars four years from the date hereof; Three
Thousand (\$3,000.00) Dollars five years from the date hereof.

with interest thereon from **date**

at the rate of **eight (8%)**
annually
interest at the same rate as principal.

percentum per annum, to be computed and paid
until paid in full; all interest not paid when due to bear

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 **it**, 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 **it**, the said mortgagee(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 **Guaranty Mortgage Co., Inc.**, All those pieces, parcels, or lots of land lying and being situate on the westerly boundaries of North Side Methodist Church and Congregation Beth Israel properties, and property being conveyed this day by David G. Traxler to the mortgagor herein being shown and designated as Lot 33.2, Block 3, page 180, in school district 519, and Lot #18, Block 2, at page 182, in school district 519 of the Greenville County Block Book. This is the same property conveyed to mortgagor herein by the Deed of The Guaranty Mortgage Co., Inc. dated March 4, 1970, to be recorded herewith.

(Over)

Guaranty Mortgage Co., Inc. 33, Block 3, page 180, in school district 519, and Lot #18, Block 2, at page 182, in school district 519 of the Greenville County Block Book.