

FILED

FEB 26 12 57 PM '71

State of South Carolina

OLLIE FARNSWORTH
R. M. C.

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: I, Sandra D. Green, - - -

the Mortgagor(s), SEND GREETING: hereinafter called

.WHEREAS, the said Mortgagor(s) in and by her certain promissory note in writing, of even date with these Presents, is well and truly indebted to Virginia Duncan

- - - hereinafter called Mortgagee, in the full and just sum of - - - Two Thousand One Hundred Ninety-six & No/100 - - - DOLLARS,

to be paid in thirty-six (36) consecutive monthly installments of \$61.00 each, beginning March 15, 1971,

with interest thereon from at the rate of per centum per annum, to be computed and paid

until paid in full; all interest not paid when due to bear interest at the 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 should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agrees to pay all costs and expenses including a reasonable amount 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 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 according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) paid by the said Mortgagee at and before the signing 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 said Mortgagee, Virginia Duncan and her heirs and assigns forever:

All that certain parcel or lot of land situated on the south side of Tower Drive leading westward from State Highway No. 101, about three miles from the City of Greer, O'Neal Township, Greenville County, State of South Carolina, and being Lot No. 1 of the S. S. Mason Property, according to survey and plat by John A. Simmons, Registered Surveyor, dated June 10, 1964, recorded in Plat Book GGG, Page 134, R. M. C. Office for Greenville County.

This is the same property conveyed to the mortgagor by deed of W. Dennis Smith, to be recorded herewith.