

FILED  
GREENVILLE CO. S. C.  
The State of South Carolina,  
COUNTY OF Greenville  
JUL 9 4 06 PM '71  
OLLIE FARNSWORTH  
R. M. C.

James H. Woodside and James E. Woodside SEND GREETING:

Whereas, We, the said James H. Woodside and James E. Woodside 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 Peoples National Bank of Greenville, South Carolina

hereinafter called the mortgagee(s), in the full and just sum of One Hundred Eighty-Five Thousand and no/100-----DOLLARS (\$ 185,000.00 ), to be paid at its bank in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of Eight&One-half 8½% per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 1st day of March, 19 72, and on the 1st day of each Month of each year thereafter the sum of \$ 1,821.00, to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of January 19 87, and the balance of said principal and interest to be due and payable on the 1st day of February 19 87; the aforesaid monthly payments of \$ 1,821.00 each are to be applied first to interest at the rate of Eight&One-half 8½% per centum per annum on the principal sum of \$ 185,000.00 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.

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 is 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 Peoples National Bank of Greenville, South Carolina, its successors and assigns, forever:

ALL that Lot of land with the Buildings and Improvements thereon situate, lying and being at the northwest corner of the intersection of Academy Street and Hampton Avenue in the City of Greenville, in Greenville County, South Carolina and having according to a survey made by Campbell and Clarkson, Surveyors, Inc., July, 1971 the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwest corner of the Intersection of Hampton Avenue and Academy Street and runs thence along the North side of Hampton Avenue, N. 56-35 W. 35.1 feet to an iron pin; thence N. 47-35 W. 95.1 feet to an iron pin; N. 32-30 E. 100.7 feet to an iron pin; thence N. 31-46 E. 58.4 feet to an iron pin; thence S. 48-45 E. 60 feet to an iron pin; thence S. 48-33 E. 40.4 feet to an iron pin; thence S. 17-06 W. 4 feet to an iron pin; thence S. 47-34 E. 22.88 feet to an iron pin on the West side of Academy Street; thence along Academy Street S. 24-28 W. 107.8 feet to an iron pin; thence still along Academy Street S. 42-22 W. 47.3 feet to the beginning corner.

ALSO the lease hold interest of the mortgagors extending for a period beginning October 1, 1971 and ending at midnight September 30, 2011 made between Jennie C. Stow of Greenville, South Carolina and the mortgagors, James H. Woodside and James E. Woodside of Greenville, South Carolina and dated April 7, 1971 covering the following described parcel of land:

ALL that certain piece, parcel or lot of land lying on the North side of Hampton Avenue, in the city of Greenville, South Carolina, having the following metes and bounds according to survey made by Campbell & Clarkson Surveyors, Inc. December 7, 1970:

BEGINNING at an iron pin on the North side of Hampton Avenue, which point is Sixty-nine and one-tenth (69.1) feet from Duncan Street, and running thence N. 30-27 E. One Hundred, thirty-five and one tenth (135.1) feet to an iron pin on line of Lot of Lessor, which is designated