

State of South Carolina

FILED GREENVILLE CO. S.C. JUL 26 7 14 PM '71 OLLIE FARNSWORTH R.M.C.

COUNTY OF GREENVILLE

WILLIE F. ALLEN

SEND GREETING:

WHEREAS, I the said Willie F. Allen

in and by MY certain promissory note in writing, of even date with these presents AM well and truly indebted to Southern Bank & Trust Co.

in the full and just sum of Three Thousand Eight Hundred Forty and No/100ths

(\$3,840.00) DOLLARS, to be paid at 306 E. North Street in Greenville, S. C.

on interest at the rate of seven (7%) per centum per annum, including add

said sum being payable in Forty-eight (48) installments as follows:

Beginning on the 22nd day of August, 1971, and on the like day of each succeeding

month of each year thereafter the sum of \$80.00

said payments to continue up to and including the 22nd day of June

1975, and the balance to be due and payable on the 22nd day of July

1975; the rate of interest to be applied to the principal sum of \$3,840.00

shall be seven (7%) per centum per annum on the principal sum of \$3,840.00

and the rate of interest to be applied to the unpaid balance of each installment shall be ten (10%) per centum per annum on the unpaid balance of each installment.

All installments 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 therein 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 said sum shall 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 (10%) per cent, of the indebtedness as attorneys' 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 I, the said Willie F. Allen

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Southern Bank & Trust Co. according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me

the said Willie F. Allen

in hand and truly paid by the said Southern Bank & Trust Co.

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 Southern Bank & Trust Co.:

ALL that certain piece, parcel and lot of land situate, lying and being in the County of Greenville, State of South Carolina, and containing one (1) acre, more or less, as shown on Plat entitled "Survey for Willie F. Allen" dated July 12, 1971, prepared by Carolina Surveying Company and recorded in the RMC Office for Greenville County, South Carolina, on even date herewith and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of Garrison Drive and running thence with said drive S. 32-42 W. 231.1 feet to an iron pin at the intersection of Garrison Drive and Bowens Drive; thence leaving Garrison Drive N. 57-18 W. 249.8 feet to an iron pin; thence N. 32-42 E. 121.4 feet to an iron pin; thence S. 80-30 E. 271.8 feet to an iron pin at the point of beginning.