

MORTGAGE OF REAL ESTATE - Office of County Treasurer, Greenville, S. C.

FILED
GREENVILLE CO. S.C.
DEC 16 4 22 PM '71 BOOK 1216 PAGE 511

DOLLIE FARNSWORTH
R.M.C.

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS I, Sammie B. McAbee, am

well and truly indebted to

SOUTHERN BANK & TRUST COMPANY

in the full and just sum of Thirteen Thousand and no/100--(\$13,000.00)----- Dollars, in and by a certain promissory note in writing of even date herewith, due and payable Two Hundred Fifty Two Dollars (\$252.00), payable monthly, beginning one month from the date hereof and Two Hundred Fifty Two Dollars (\$252.00) on the same day of each month thereafter, until the principal with interest to accrue thereon is fully paid; provided, however, unless sooner paid, the entire indebtedness shall be due and payable five years from the date hereof, Each said monthly installment, or any portion thereof, to be applied first to the payment of interest accrued to the date of receipt of said installment and the balance, if any, as a credit to principal.

with interest from date at the rate of five and one-half per centum per annum on 75% of the loan outstanding at at 7-3/4% per annum on the remaining 25%, until paid; interest to be computed and paid monthly, and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That I, the said Sammie B. McAbee,

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the sealing and delivery 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

SOUTHERN BANK & TRUST COMPANY

all that tract or lot of land in the City of Greenville, Greenville County, State of South Carolina, on the North Side of Butler Avenue being known as Lot D and the rear most portion of Lot B as shown by plat recorded in the R. M. C. Office for Greenville County in plat Book C, at page 11, and having, according to said plat, the following metes and bounds:

BEGINNING at a point on the northern side of Butler Avenue at the joint front corner of Lots C and D and running thence with the joint line of said lots, N. 51 W. 120 feet to a point; thence N. 51 W. through Lot B 80 feet, more or less, to a point; thence S. 46-15 W. 38 feet, more or less, to a point; thence S. 36 E. 251.6 feet to a point on the northern side of Butler Avenue; thence with Butler Avenue N. 17 E. 104 feet to the beginning corner.

This mortgage is junior in rank to a purchase money mortgage held by Bill B. Bozeman, et al, recorded in the R. M. C. Office for Greenville County in Mortgage Book 1216, at page 509.