

FILED
GREENVILLE CO. S. C.

BOOK 1241 PAGE 168

The State of South Carolina, JUL 14 2 45 PM '72
COUNTY OF GREENVILLE ELIZABETH RIDDLE
R.M.C.

To All Whom These Presents May Concern: HAMLIN BEATTIE, III

SEND GREETING

Whereas, I, the said HAMLIN BEATTIE, III

hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents,
well and truly indebted to SOUTHERN BANK & TRUST COMPANY (Greenville,
S. C. Branch)

hereinafter called the mortgagee(s), in the full and just sum of FIFTEEN THOUSAND AND NO/100-----

----- DOLLARS (\$ 15,000.00), to be paid

December 29, 1972

, with interest thereon from date

at the rate of eight (8%) percentum per annum, to be computed and paid
at maturity 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, 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 I, 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 me, 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 Southern Bank & Trust Company (Greenville, S. C. Branch), its successors and assigns, forever:

ALL that lot of land on the east side of Hemlock Drive in the City of Greenville, Greenville County, South Carolina and being shown as Lot 11 on a plat of Boxwood Manor, made by Dalton & Neves, Engineers, October, 1952, recorded in the RMC Office for Greenville County, S. C. in Plat Book BB, Page 85 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of Hemlock Drive at the joint corner of Lots 10 and 11 and running thence with the line of Lots 9 and 10 N. 60-52 E. 231.5 feet to an iron pin; thence with the rear line of Lots 16 and 17 N. 29-08 W. 200 feet to an iron pin; thence with the line of Lot 12 S. 60-52 W. 153 feet to an iron pin on the east side of Hemlock Drive; thence with the east side of Hemlock Drive S. 7-45 E. 214.8 feet to the beginning corner.

This is the same property conveyed to the Mortgagor herein by deed of William H. Beattie, to be recorded herewith.