

AFFIDAVIT MORTGAGE OF REAL ESTATE
FILED Note
McKay
Prepared by J. Fant & H.M.K. Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.
APR 23 4 15 PM
S. TARRERSLEY
R.H.C.

BOOK 1273 PAGE 424

The State of South Carolina
COUNTY OF GREENVILLE

To All Whom These Presents May Concern: Crawford Keys Small and Ben Geer Keys SEND GREETING:

Whereas, we, the said Crawford Keys Small and Ben Geer Keys

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 Crawford Realty Company

hereinafter called the mortgagee(s), in the full and just sum of Thirty Five Thousand and No/100---

-----DOLLARS (\$ 35,000.00), to be paid as follows: the sum of \$3,500.00 to be paid on the 14th day of April, 1974 and the sum of \$3,500.00 to be paid on the 14th day of April of each year thereafter up to and including the 14th day of April, 1983 and the balance to be paid on the 14th day of April, 1984

, with interest thereon from date at the rate of eight (8%) annually interest at the same rate as principal. percentum per annum, to be computed and paid until paid in full; all interest not paid when due to bear

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 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 Crawford Realty Company, its successors and assigns, forever:

ALL that lot of land with the buildings and improvements thereon situate on the southeast side of Congaree Road near the City of Greenville, in Greenville County, South Carolina, having, according to a plat recorded in the RMC Office for Greenville, S. C. in Plat Book 4-K, Page 107, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of Congaree Road at the corner of property now or formerly of Duke Power Company and runs thence along the line of property now or formerly of Duke Power Company S. 35-36 E. 520.5 feet to an iron pin; thence S. 53-55 W. 290 feet to an iron pin; thence N. 35-36 W. 520.5 feet to an iron pin on the southeast side of Congaree Road; thence along Congaree Road N. 53-55 E. 290 feet to the beginning corner.

This is the same property conveyed to the Mortgagors by deed of Crawford Realty Company to be recorded herewith.

This mortgage is given to secure the purchase price thereof.

For Waiver to this RCM see RCM Book 1274 Page 312