

1205-531

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: I, John A. Munn,

hereinafter called

the Mortgagor(s), SEND GREETING:

WHEREAS, the said Mortgagor(s) in and by his certain promissory note in writing, of even date with these Presents, is well and truly indebted to Marion L. Smith

hereinafter called Mortgagee, in the full and just sum of

- - -NINE THOUSAND FIVE HUNDRED SIXTY AND NO/100 (\$9,560.00)- - - -DOLLARS, to be paid as follows: ONE THOUSAND AND NO/100 (\$1,000.00) DOLLARS due and payable annually beginning one (1) year from date with interest due and payable semi-annually at the rate of eight per cent (8%) for a period of two (2) years; the balance of SEVEN THOUSAND FIVE HUNDRED SIXTY AND NO/100 (\$7,560.00) DOLLARS due and payable in three (3) equal annual payments beginning three (3) years from date with interest due annually at the rate of eight per cent (8%) with interest thereon from date at the rate of eight per centum per annum, to be computed and paid as stated above 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, the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; and in case said note should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agrees to pay all costs and expenses including a reasonable amount 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 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 according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) paid by the said Mortgagee at and before the signing 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 Mortgagee, his heirs and assigns:

All that parcel or tract of land in Highland Township of Greenville County, South Carolina, located about two miles north of Pleasant Hill Baptist Church, lying on the north side of State Highway No. S 23-115, being a portion of Tract No. 3 on a plat made for the D. A. Lister Estate by H. S. Brockman, Registered Surveyor, dated January 6, 1965, recorded in Plat Book GGG, page 232 and 233, R.M.C. Office for Greenville County, and having the following courses and distances:

BEGINNING at a nail in the center of bridge over branch on Frank Hawkins line, the southwestern corner of the tract conveyed herein, and runs thence along and with said State Highway, S. 45-59 E. 245.5 feet to an iron pin; thence continuing with said highway S. 62-09 E. 103.6 feet to an iron pin; thence continuing with said highway, S. 68-43 E. 200.5 feet to an iron pin; thence N. 9-54 W. 311 feet to an iron pin; thence crossing branch, N. 34-45 E. 837 feet to an iron pin; thence N. 33-07 E. 432 feet to an iron pin; thence N. 38-45 W. 94.2 feet to the center of Beaverdam Creek (iron pin on southeast bank thereof at 12.5 feet from true corner); thence up and with the meanders of said creek as follows: S. 50-27 W. 114 feet, S. 59-55 W. 200 feet, S. 65-43 W. 200 feet and N. 84-27 W. 149 feet to a point (iron pin on south bank of creek at 40 feet from true corner); thence S. 27-31 W. 1080 feet to the beginning corner, containing 13.2 acres, more or less.

This being the same property conveyed to mortgagor herein by deed of mortgage to be recorded herewith.



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