

McKay, P.A.
MORTGAGE OF REAL ESTATE—Prepared by Rainey, Fant & McKay, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.

The State of South Carolina,
COUNTY OF GREENVILLE

MAR 23 11 00 AM '74
BARRETT & WALSLEY
RECORD

1303 534

Jimmy L. Donald and Ora Lee Donald

SEND GREETING:

Whereas, we, the said Jimmy L. Donald and Ora Lee Donald

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 **Eston L. Rodgers**

hereinafter called the mortgagee(s), in the full and just sum of **One Thousand Five Hundred and**

No/100----- DOLLARS (\$ **1,500.00**), to be paid
at **in Greenville, S. C.**, together with interest thereon from date hereof until maturity at the rate of
nine (---9%) per centum per annum, said principal and interest being payable in **monthly**
installments as follows:

Beginning on the **26th** day of **May**, 1974, and on the **26th** day of each
month of each year thereafter the sum of \$ **90.00**, to be applied on the interest
and principal of said note, said payments to continue up to and including the **26th** day of **September**,
1975, and the balance of said principal and interest to be due and payable on the **26th** day of **October**,
1975; the aforesaid **monthly** payments of \$ **90.00** each are to be applied first to
interest at the rate of **nine (---9%)** per centum per annum on the principal sum of \$ **1,500.00** or
so much thereof as shall, from time to time, remain unpaid and the balance of each **monthly** payment
shall be applied on account of principal.

All installments of principal and all interest 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 herein 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 principal or interest be at any time past due and unpaid, or if default be made in respect to any con-
dition, 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 in-
cluding ten (10%) per cent, of the indebtedness as attorney's fees, this to be added to the mortgage indebtedness, and to be se-
cured 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 **Eston L. Rodgers**, his
heirs and assigns, forever:

ALL that piece, parcel or lot of land in Gantt Township, being known and
designated as Lot No. 5 of a subdivision known as Bel Aire Estates, as shown
on a plat thereof, dated May 1956, recorded in the RMC Office for Greenville
County in Plat Book KK, Page 19 and having, according to said plat, the
following metes and bounds, to-wit:

BEGINNING at an iron pin on Staunton Bridge Road joint front corners of Lots
Nos. 4 and 5 and running thence along the line of said lots N. 85-30 E. 225.6
feet to an iron pin line of Lot 54; thence running with line of 54 and 57
S. 4-30 E. 72.53 feet to iron pin rear corner of Lot 6; thence running with
line of said lot S. 85-30 W. 223.4 feet to iron pin on Staunton Bridge Road;
thence running with said road N. 6-10 W. 72.5 feet to iron pin at point of
beginning.



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