

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

GREENVILLE CO. S. C.

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The State of South Carolina,

COUNTY OF GREENVILLE

3 11 1957
CONNIE S. TAYLOR
R.H.D.

To All Whom These Presents May Concern: Sterling L. Smith

SEND GREETING:

Whereas, I, the said Sterling L. Smith

hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to Southern Bank & Trust Company, Greenville, S. C.

hereinafter called the mortgagee(s), in the full and just sum of Thirty Three Thousand Seven Hundred Fifty and No/100----- DOLLARS (\$33,750.00-), to be paid six (6) months from date



, with interest thereon from date

at the rate of nine (9%)----- at maturity

percentum per annum, to be computed and paid 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., its successors and assigns, forever:

ALL my undivided one-half interest in and to all that certain piece, parcel or tract of land situate, lying and being in Paris Mountain Township, Greenville County, State of South Carolina, on the Westerly side of Altamont Road (formerly Old Hotel Road) running along the top of Paris Mountain, containing 3.65 acres more or less, as shown on plat of same prepared by Pickell & Pickell, Engineers, June 18, 1948, recorded in the RMC Office, Greenville County, S. C. in Plat Book T, at page 53 and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Westerly side of Altamont Road (formerly Old Hotel Road) at the intersection of said road with Southerly side of roadway or entrance drive leading to Radio Station WFBC (property of Piedmont Realty Co.); thence along the Southerly side of said entrance drive N. 56-00 W. 60 feet to iron pin; thence S. 59-32 W. 375 feet to iron pin; thence S. 89-37 W. 203 feet to iron pin; thence S. 22-00 E. 366 feet to iron pin; thence N. 59-50 E. 383 feet to iron pin; thence continuing along same course N. 59-50 E. 250 feet to iron pin on Westerly side of said Altamont Road; thence with Westerly side of said Altamont Road as the line N. 31-00 W. 198 feet to point of beginning.

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