MORTGAGE OF REAL ESTATE

PROVENCE JARDARD & MARTIN GREENVILLE

The State of South Carolina,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Mary K. Templeton Rec'd 36 of Greenville County

SEND GREETING:

WHEREAS, I, the said Mary K. Templeton in and by my certain Promissory note in writing, of even date with these presents, Rec'd Pay Bal well and truly indebted to V. M. Babb in the full and just sum of Three Hundred Sixteen and 25/100 ($316.25) Dollars, to be paid One year from date

Paid in full

with interest thereon, from Date at the rate of 7% per cent. per annum to be computed and paid Semi-annually 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, then 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; said note further providing for an attorney's fee of Fifty ($50.00) Dollars besides all costs and expenses of collection, to be added to the amount due on the said note, to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by the said note, reference being thereunto had, will more fully appear.

Satisfied and Cancelled this 7 day of April 1926
W. R. Grady
W. R. Grady
C.

NOW, KNOW ALL MEN, That I, the said Mary K. Templeton in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said V. M. Babb according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said Mary K. Templeton in hand well and truly paid by the said V. M. Babb 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 V. M. Babb, his heirs and assigns, forever:

All that certain piece, parcel or tract of land lying and being situate in Fairview Township, Greenville County, State aforesaid, containing Thirty and 6/10 (30.6) Acres, more or less, being fully represented upon a Plat made by J. A. Adams, October 20, 1913, of lands of M. H. Howard, deceased. Beginning at a corner on road, Will Garrett's property, and runs thence S 87 E. 24.50 to iron pin; thence S. 66 E. 3.75 to stone; thence S 47 E. 8.35 to stone; thence S. 48½ W. 11.80 to stone; thence N. 61¾ W. 29.70 to stone in road; thence along said road N. 20 E. 5.17 to the beginning corner, and being the lands willed to me, Mary K. Templeton, by my father, M. H. Howard, and specifically referred to and mentioned in his Will in Apartment 98, File 25, Probate Judge's Office for Greenville County. This is a first lien on said property, there being no other liens or encumbrances against same. There being situate thereon a 5 room house recently built.