State of South Carolina,

Greenville County of

I. Grace Andrews SEND CREETING WHEREAS I the said Grace Andrews in and by ____ my_ certain promissory note in writing, of even date with these presents ____ well and truly indebted to F. W. Carruth in the full and just sum of __One_Thousand ______ said principal and interest being payable in monthly installments as follows: Beginning on the .1st day of February , 19 49, and on the first day of each month of each year thereafter the sum of \$_50.00 _______, to be applied on the interest and principal of said note, said payments to continue the continue to continue the continue to continue the paid in the principal and interest are paid in the paid in the principal and interest are paid in the ** the aforesaid monthly payments of \$ 50.00 each are to be applied first to interest at the rate of ____Seven_____(7_%) per centum per annum on the principal sum of \$____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 therein 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 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 (10%) per cent, of the indebtedness as attorneys' 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_ Grace Andrews______ in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said____F._W. Carruth_____ according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to______ the said.____mortgagor_____ in hand and truly paid by the said __mortgagee 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 F. W. Carruth, his heirs and assigns for ever, the following described property:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the South side of West Stone Avenue in the City of Greenville, County of Greenville, State of South Carolina, and having, according to a survey made by Dalton & Neves, Engineers, July 1945, the following metes and bounds, to wit:

BEGINNING at an iron pin on the South side of West Stone Avenue at the Southwest corner of the intersection of West Stone Avenue with a joint driveway, said pin also being 388 feet West from the Southwest corner of the intersection of West Stone Avenue and Townes Street and running thence along the South side of West Stone Avenue N. 83-13 W. 89 feet to a point on West Stone Avenue at corner of wall; thence S. 5-55 W. 142 feet to a stake; thence S. 83-0 E. 56.4 feet to an iron pin on the West edge of a joint driveway hereimafter referred to; thence along west edge of said joint driveway N. 44-39 E. 40.2 feet to an iron pin; thence continuing with west edge of joint driveway N. 7-12 E. 102.3 feet to an iron pin at corner wall on the South side of West Stone Avenue, the beginning corner.

Also all right and interest which the grantor has in and to the

(over)

witnesse E. M. Sweat

paid in full + satisfied J. M. Carruth

Ollie Lansworth
2:50 P. 13651/2