

BOOK **536** PAGE **08**
 THE STATE OF SOUTH CAROLINA }
 COUNTY OF **Greenville**

To All Whom These Presents May Concern:

We, James Hicks and Ruth Hicks

SEND GREETING:

Whereas, **We**, the said **James Hicks and Ruth Hicks**

in and by **our** certain **promissory** note in writing, of even date with these Presents, **are** well and truly indebted to **Farmers Bank of Simpsonville**

in the full and just sum of **Five Hundred and No/100 ---**
 , to be paid **six months after date**

, with interest thereon from **date**

at the rate of **6** per centum per annum, to be computed and paid **semi-annually, in**

advance

until paid in full; all interest not paid when due to bear

interest at 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, 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 his 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 **we**, the said **mortgagors**

, 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 **us**, the said **mortgagors**

, in hand well and truly 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 **Farmers Bank of Simpsonville, its Successors or Assigns:**

All that certain piece, parcel or lot of land, situate, lying and being on the Eastern side of the Laurens Road (U. S. Highway #276) in the town of Mauldin, State and County aforesaid, and having according to a survey made by J. A. Pickens dated May 19, 1951, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Laurens Road (U. S. Highway #276) which iron pin is a joint corner with property of Coke Alexander and is also located 2/10 of a mile, more or less, in a northerly direction from the intersection of Laurens Road (U. S. Highway #276) with county road at which intersection the U. S. Post Office is located and running thence along Coke Alexander's line N 79 E 557 Feet to a stake on the westerly side of the C & W C Railroad right of way; thence along the westerly side of said right of way approximately N 12 W 298 feet, more or less, to an iron pin, corner of Forrester land; thence along Forrester's line S 70-15 W 556 feet, more or less, to an iron pin on the easterly side of Laurens Road (U. S. Highway #276); thence along the easterly side of said Laurens Road (U. S. Highway #276) S 12 E 293 feet to the point of beginning and containing 3 1/10 acres, more or less.

2/4/53

D. L. Kramlich, Jr.

A. W. Wiat, Jr.

Bladys, Jr.

7 Feb. 53
Oliver Farnsworth

11:16 A. 2939