

The State of South Carolina,

County of Greenville

DEC 7 12 25 PM 1955

OLLIE FARNSWORTH  
R.M.C.

To All Whom These Presents May Concern: I, Benjamin A. Hiott

SEND GREETING:

Whereas, I, the said Benjamin A. Hiott

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 First National Bank of Greenville, S. C., as guardian for Annice Teresa Crosby and Samuel Earle Crosby hereinafter called the mortgagee(s), in the full and just sum of Forty-five Hundred

DOLLARS (\$4500.00), to be paid

\$49.96 on the 7th day of January, 1956 and a like amount on the 7th day of each and every month thereafter until entire principal sum is paid in full, said installments to be applied first in payment of interest, and then to principal, balance due 10 years from date

, with interest thereon from date

at the rate of six (6%)

percentum per annum, to be computed and paid

monthly

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; 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(s) promise to pay all costs and expenses including 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 I, the said mortgagor(s), in hand well and truly paid by the said mortgagee(s) 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 First National Bank of Greenville, S. C., as Guardian for Annice Teresa Crosby and Samuel Earle Crosby,

All that piece, parcel or lot of land in Greenville Township, Greenville County, state of South Carolina, on Paris Mountain Avenue between Belmont Avenue and Newland Avenue, in that section known as Sans Souci, about two miles north of the city of Greenville, being known and designated as Lot No. 32 on plat of said property recorded in the R. M. C. Office for Greenville County in plat book "B" at page 33, and having the following lines, courses and distances:

Beginning at an iron pin on the southern edge of a five foot sidewalk running along Paris Mountain Avenue, said pin being the joint front corner of lots 32 and 33; thence along the western line of lot No. 33, S. 6-02 E. 110 feet to an iron pin, joint rear corner of lots 32 and 33; thence along the rear line of lot 28, S. 83-58 W. 60 feet to an iron pin, joint rear corner of lots 31 and 32; thence with the eastern line of Lot 31, N. 6-02 W. 110 feet to an iron pin on the southern edge of said sidewalk running along Paris Mountain Avenue, said pin being the joint front corner of Lots 31 and 32; thence along the southern edge of said sidewalk, N. 83-58 E. 60 feet to an iron pin, the beginning corner.

Being the same property conveyed to mortgagor by B. F. Wood, Jr. by deed recorded in volume 356 page 79, of the R.M.C. Office for Greenville County.