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 R.M.C. Office Farnsworth
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MORTGAGE

BOOK 1209 PAGE 285
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WHEREAS I (we) EFFIE Riddle
 (hereinafter also styled the mortgagor) in and by my (our) certain Note bearing even date herewith, stand firmly held and bound unto

MID-STATE MFG. CO. (hereinafter also styled the mortgagee) in the sum of
 \$ 3009.72, payable in 84 equal installments of \$ 35.83 each, commencing on the
10 day of OCTOBER 19 71 and falling due on the same of each subsequent month, as in and by the
 said Note and conditions thereof, reference thereunto had will more fully appear.

NOW, KNOW ALL MEN, that the mortgagor(s) in consideration of the said debt, and for the better securing the payment thereof, according to the conditions of the said Note, which with all its provisions is hereby made a part hereof; and also in consideration of Three Dollars to the said mortgagee in hand well and truly paid, by the said mortgagor, at and before the sealing and delivery 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 mortgagee, its (his) heirs, successors and assigns forever, the following described real estate:

All that lot of land with all improvements thereon, in Greenville County, State of South Carolina, near the City of Greenville, and being shown as Lot No. 15 on the plat of Morgon Hill Addition as recorded in the R.M.C. Office for Greenville County in Plat Book "A", at pages 68 & 70, and also more particularly shown on a plat of the property of Dona I. Dripes Estate, et. al., as recorded in the R.M.C. Office for Greenville County in plat Book "V", at page 112, and having, according to said plat such notes and bounds as shown thereon.

AND IT IS AGREED, by and between the said parties, that if the said mortgagor(s), his (their) heirs, executors, administrators or assigns, shall fail to pay all taxes and assessments upon the said premises when the same shall first become payable, then the said mortgagee, its (his) heirs, successors or assigns, may cause the same to be paid, together with all penalties and costs incurred thereon, and release themselves under this mortgage for the same so paid, with interest thereon, from the dates of such payments.

AND IT IS AGREED, by and between the said parties, that upon any default being made in the payment of the said Note, when the same shall become payable, or in any other of the provisions of this mortgage, that then the entire amount of the debt secured, or intended to be secured hereby, shall forthwith become due, at the option of the said mortgagee, its (his) heirs, successors or assigns, although the period for the payment of the said debt may not then have expired.

AND IT IS FURTHER AGREED, by and between the said parties, that should legal proceedings be instituted for the foreclosure of this mortgage, or for any purpose involving this mortgage, or should the debt hereby secured be placed in the hands of an attorney at law for collection, by suit or otherwise, that all costs and expenses incurred by the mortgagee, its (his) heirs, successors or assigns, including a reasonable counsel fee (of not less than ten per cent of the amount involved) shall thereupon become due and payable as a part of the debt secured hereby, and may be recovered and collected hereunder.

PROVIDED, ALWAYS, and it is the true intent and meaning of the parties to these Presents, that when the said mortgagor, his (their) heirs, executors or administrators shall pay, or cause to be paid unto the said mortgagee, its (his) heirs, successors or assigns, the said debt, with interest thereon, if any shall be due, and also all sums of money paid by the said mortgagor, his (their) heirs, successors, or assigns, according to the conditions and agreements of the said note, and of this mortgage and shall perform all the obligations according to the true intent and meaning of the said note and mortgage, then this Deed of Bargain and Sale shall cease, determine and be void, otherwise it shall remain in full force and virtue.

AND IT IS LASTLY AGREED, by and between the said parties, that the said mortgagor may hold and enjoy the said premises until the payment shall be made.

WITNESS my (our) Hand and Seal, this 12 day of AUGUST 19 71

Signed, sealed and delivered in the presence of
27149 Effie C. Riddle (L.S.)

WITNESS John Lowe
W.A. [unclear]

WITNESS W.A. [unclear]
 Date 3-19-79 MAR 22 1979

By [unclear] Donnie S. Tankersley
Wilbur [unclear] Donnie S. Tankersley

DONNIE S. TANKERSLEY
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 MAR 22 1979
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