

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I. R. E. Cox, of the City of Greenville, County of Greenville,

State of South Carolina

SEND GREETING:

WHEREAS, I, the said R. E. Cox

in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to CITIZENS LUMBER COMPANY, a corporation, of Greenville, S. C.

in the full and just sum of TWO HUNDRED, FIFTY & NO/100 (\$250.00) Dollars to be paid: \$10.00 on the 11th, day of February, 1940, and \$10.00 on the 11th, day of each successive month thereafter until paid in full.

*Paid 2-14-40
Citizens Lumber Co.
by J. A. Roe, Pres.*

*Feb. 11 41
J. A. Roe
A.M.
2116*

with interest thereon from date at the rate of six (6%) per cent. per annum, to be computed and paid quarterly 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, 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 ten (10%) per cent of the amount due

besides all costs and expenses of collection, to be added to the amount due on said note and 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.

NOW KNOW ALL MEN, That the said Mortgagor, 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 the said Mortgagor 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 and release unto the said Mortgagee, and

its Successors, heirs and Assigns, forever, all and singular that certain piece, parcel, lot or tract of land situate, lying and being in Greenville Township, Greenville County, State aforesaid,

at the Southeast corner of West Stone Avenue and Townes Street, in Ward 1 of the City of Greenville, as shown on Plat Book I, page 16, recorded in the R. M. C. Office for Greenville County, and being more particularly described as follows:

BEGINNING at an iron pin at the Southeast corner of West Stone Avenue and Townes Street, and running thence with Townes Street, S. 20 W. 84.3 feet to a point; thence along a common driveway, S. 70-30 E. 74 feet to a point; thence N. 5-30 E. 99.6 feet to an iron pin on the South side of West Stone Avenue; thence with the Southern side of West Stone Avenue, N. 84-30 W. 51 feet to the beginning corner. Also my right, title and interest in the use of the following described driveway:

Beginning at a point on the East side of Townes Street, which point is 84.3 feet South 20 W. from an iron pin at the Southeast corner of West Stone Avenue and Townes Street, and running thence S. 70-30 E. 74 feet to a point; thence S. 5-30 W. 20.8 feet to a point; thence N. 70-30 W. 78-3/4 feet, more or less, to a point, on the East side of Townes Street; thence with the Eastern side of Townes Street N. 20 E. 20 feet to the beginning corner.

This mortgage is junior ^{in lien} to the mortgage of Hall Bros. & Co. to The Peoples National Bank in the amount of \$84.00.00, dated October 22, 1936, and recorded in the R. M. C. Office for Greenville County in Book of Mortgages "261" at Page 213.

This being the same property conveyed to R. E. Cox by Hall Bros. & Company by deed dated January 2, 1939, recorded in the R. M. C. Office for Greenville County in Book of Deeds "208" at Page 291.