

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

43307 PROVISION—HARRARD CO.—GREENVILLE

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

----- I, W. N. Epps ----- SEND GREETINGS:

Whereas, I the said W. N. Epps

in and by my certain PROMISSORY note in writing, of even date with these presents, am

well and truly indebted to C. S. Fox in the full and just sum of Twenty-nine Hundred and sixty dollars to be paid as follows: Forty dollars per month for one year beginning April 15, 1940, then the

~~in the full and just sum of payments will be reduced to thirty dollars per month and will be thirty dollars per month thereafter on the 15th of each month, to be paid until the said twenty-nine hundred and sixty dollars is paid in full, said payments to be applied to reduction of principal and interest and said interest to run from date at the rate of five and one-fourth per cent. per annum, it being understood that the mortggor has the right to anticipate any or all of said payments, it being also understood that after two years from date if at any time both apartments in this house are rented for a total rent of less than thirty dollars the payments will be reduced to twenty-five dollars per month. Interest from date~~

~~with interest thereon from ----- at the rate of 5 1/2 per centum per annum, to be computed and paid~~

as above outlined ----- 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 mortggor 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 I W. N. Epps, the said -----

-----, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said C. S. Fox

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to -----

the said W. N. Epps

in hand well and truly paid by the said C. S. Fox

Handwritten notes and stamps:
"The part hereby assigned is paid"
"The full and the lien of this instrument is satisfied this Nov. 17, 1943"
"South Carolina National Bank, Greenville, S.C."
"Witness: J. E. Henderson, W. N. Epps"
"Witness: J. E. Nelson"

----- at and before 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

x and his heirs and assigns forever, the following described real estate to-wit:

All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County and State aforesaid, on the East side of Lawton Avenue, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on Lawton Avenue 161 feet from Douthit Street and running thence S. 72 1/2 E. 183 feet to an iron pin; thence along the line parallel to Lawton Avenue S. 18 1/2 W. 50 feet to an iron pin; thence N. 72 1/2 W. 183 feet to an iron pin on Lawton Avenue, thence along Lawton Avenue N. 18 1/2 E. 50 feet to the beginning corner, and containing 15 150 square feet more or less. The above mentioned lot comprises Lot No. 4 as represented on a Plat made by W. Hudson October 20th, 1906, and is the same property conveyed to Mabel Covington and Mary Covington by Hallis Covington Vass; conveyed to Janie B. Mullinax by Mabel and Mary Covington conveyed to C. S. Fox by Janie B. Mullinax.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
For value received I hereby assign, transfer and set over to
South Carolina National Bank, Greenville, S.C.
the within mortgage and the note which the same secures, without recourse.
This, the 7 day of June A.D., 1943.
C. S. Fox

In the presence of
Wm. E. Henderson
Sara Love

Assignment- Recorded June 11th, 1943 at 11:15 A.M. # 5732