

MORTGAGE OF REAL ESTATE - G.R.E.M. 2

THE STATE OF SOUTH CAROLINA, }  
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Joseph R. Leonard

SEND GREETINGS:

Whereas, I the said Joseph R. Leonard

in and by MY certain promissory note in writing, of even date with these presents, AM well and truly indebted to Merrill C. Patten

in the full and just sum of Three Hundred & Ten Dollars

(S and ) Dollars, to be paid \$10.00 per month beginning Jan. 1, 1941 and each month thereafter. Any balance, principal and interest, to become due and payable twelve months from date.

with interest thereon from date at the rate of six per centum, annum to be computed and paid semi-annually

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 I the said Joseph R. Leonard

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Merrill C. Patten

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

the said Joseph R. Leonard

in hand well and truly paid by the said Merrill C. Patten

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

Merrill C. Patten

All that certain piece, parcel or lot of land situate, lying and being in Greenville Township, State and County aforesaid, in subdivision known as Kanatanah, and known and designated as Lot 14 in Block "B" according to revised plat of said property recorded in R. M. C. office for Greenville County in Plat Book "F" Pages 131 and 132, being more particularly described as follows:

BEGINNING at a stake on the South side of Cureton St. at a bend in said Street, corner of Lot No. 13 and running thence along the side of said lot 150 ft. to a stake at corner of Lot No. 6; thence along said lot 60 ft. to a stake at corner of Lot No. 15; thence along said lot 150 ft. to stake on Cureton St.; thence along said street 60 ft. to the beginning point.

The grantee by acceptance of this deed covenants that he will not construct on said lot any surface toilet or closet but only a septic tank or such other sanitary sewer as may be provided by said grantee. This restriction is for the benefit of the other lots in this subdivision. This being the same lot of land conveyed to the grantor herein named by C. B. Martin by deed dated December 2, 1940, deed yet to be recorded.

*Satisfied*  
*Nov. 7 - 1941*  
*Merrill C. Patten*

RECORDED AND CANCELLED OF RECORD  
THIS DAY OF NOVEMBER  
1941  
FOR GREENVILLE COUNTY, S.C.  
#16328