

WALKER, EVANS & GOODWELL CO., CHARLESTON, S. C. 29202

THE STATE OF SOUTH CAROLINA,

COUNTY of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, W.O. Groce, of Greenville County

SEND GREETINGS:

WHEREAS, I, the mortgagor hereinabove named

in and by my certain promissory note in writing, of even date with these presents well and truly

indebted to Henry P. McGee

the mortgagee hereinafter named

to be paid five thousand (\$5000.00) DOLLARS, in the full and just sum of one year after date hereof

with interest thereon from this date at the rate of eight per cent. per annum, to be computed and paid semi-annually 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 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 percent.

besides all costs and expenses of collection to be added to the amount due on said note 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 or if any part of the money due on said note be not paid when due (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 I, the said mortgagor

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the mortgagee hereinabove named according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me 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, sell and release unto the said

Henry P. McGee, and his heirs and assigns, the following described real estate, to-wit:-

(1) All that certain piece, parcel or lot of land with the improvements thereon, situate, lying and being in the State and County aforesaid, in West Greenville, on Perry Avenue and Doe Street, and having the following metes and bounds, to-wit:-

Beginning at an iron pin on Perry Avenue and running thence N. 21-59 E. 220.2 feet to Doe Street; thence with Doe Street N. 66-58 W. 161 feet to iron pin; thence S. 20-33 W. 116.3 feet to iron pin; thence S. 71 E. 55 feet to iron pin; thence S. 20-33 W. 115 feet to iron pin on Perry Avenue; thence with Perry Avenue S. 71 E. 100.4 feet to the beginning corner. This is the same land conveyed to me and W.E. McCain by deeds recorded in the R.M.C. Office for Greenville County, S.C., in Volume #10, at pages 489 and 531.

W.E. McCain heretofore conveyed me all his interest in the premises hereinabove described by deed recorded in the aforesaid Office in Volume #34 of Deeds, at page 403.

(2) Also all that other certain piece, parcel or lot of land with the improvements thereon, adjoining the above described lot, situate, lying and being in same locality, on corner of Perry Avenue and Distler Street, and having the following metes and bounds, to-wit:-

Beginning at an iron pin on North side of Perry Avenue, and on line of W.H. Irvine's Estate, and running thence with Perry Avenue S. 71 E. 55 feet to a pin on Groce's line; thence N. 20-33 E. 115 feet; thence N. 71 W. 55 feet to corner on Distler Street (formerly Irvine's land; thence with Distler Street S. 20-33 W. 115 feet to the beginning corner.

This is the same land conveyed to me by C.M. McGee, by deed recorded in the aforesaid office in Volume #78 of Deeds, at page 526.

*Handwritten notes:* The mortgage is satisfied in full by W.O. Groce & Co. 12/16/26

*Stamp:* Caution Recorded 12th Day of Dec 1926