

MORTGAGE OF REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 65878

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Poe Piping & Heating Company

SEND GREETING:

WHEREAS, it, the said Poe Piping & Heating Company, a corporation organized and existing under the laws of the State of South Carolina in and by its certain promissory note in writing, of even date with these presents, is well and truly indebted to

Virginia Simkins, Committee for John Eldred Simkins

in the full and just sum of Three Thousand (\$3,000.00)

Dollars, to be paid one year after date

with interest thereon, from date at the rate of 7 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 the 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 per cent

added to the amount due on the 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 (all of which is secured under this mortgage), as in and by the said note, reference being hereunto had, as will more fully appear.

NOW, KNOW ALL MEN, That it, the said Poe Piping & Heating Company

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

Virginia Simkins, committee as aforesaid

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

Pop Piping & Heating Company

in hand well and truly paid by the said Virginia Simkins, Committee for John Eldred Simkins

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 Virginia Simkins, Committee for John Eldred Simkins

All that piece, parcel or lot of land in Greenville Township, Greenville County State of South Carolina, in the City of Greenville, and being known and designated as Lot #33 on plat of property of Mrs. Harriett D. Wilkins, recorded in office of R. M. C. for Greenville County in Plat Book F. at page 209 and having the following metes and bounas, to wit: BEGINNING at an iron pin at the N. W, corner of Ladson Street and Otis Street and running thence along Ladson Street N. 11-57 W. 63.36 feet to an iron pin at the S. E. corner of Lot No. 32; thence with line of Lot No. 32 S. 72-00 W. 133.5 feet to an iron pin in Eastern line of lot #34; thence with line of lot No. 34. S. 7-05 E. 64.25 feet to an iron pin on the North side of Otis Street; thence with North side of Otis Street N. 72-00 E. 139 ft. to the beginning corner. Being the same lot of land conveyed to the mortgagor by H. F. Burch by deed dated March 5, 1926 recorded in R. M. C Office for Greenville County in deed book 152 at page 119.

This mortgage is executed pursuant to authority vested in the President and Secretary by virtue of a resolution unanimously passed at a meeting of the stockholders of Poe Piping and Heating Company, duly called and held at the office of said Corporation in Greenville S. C. on January 18, 1930.

Handwritten notes:
Paid and cancelled March 7, 1938 Virginia Simkins as committee for John Eldred Simkins
Witnesses: Patrick Bluff

Notary Seal:
The State of South Carolina
Greenville County
Notary Public
#2959