

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA

WHEREAS, the Richmond Mortgage and Loan Corporation is the owner of the complete equitable title to the real estate hereinafter described and conveyed, and the Madison Investment Company, Incorporated, holds the legal title thereto, but solely for the use and benefit of the said Richmond Mortgage and Loan Corporation, and

WHEREAS, the said Richmond Mortgage and Loan Corporation has directed the execution of this instrument by the said Madison Investment Company, Incorporated, for the purposes hereinafter set forth, as is evidenced by the signature and seal of the said Richmond Mortgage and Loan Corporation hereto; and

WHEREAS, Madison Investment Company, Incorporated, a corporation domiciled in the State of Virginia, and Richmond Mortgage and Loan Corporation, a corporation domiciled in the State of Virginia, (hereinafter referred to as Mortgagors), are indebted to Essex Investment Company, a corporation domiciled in the State of North Carolina, (hereinafter referred to as Mortgagee), in the sum of Ten Thousand Two Hundred Ninety-one & 20/100 Dollars, for money lent, as evidenced by one promissory note of Ten Thousand Two Hundred Ninety-one & 20/100 Dollars with interest thereon at the rate of six per cent. per annum, of even date herewith, made by Richmond Mortgage and Loan Corporation, payable to the order of Essex Investment Company, On Demand at the office of State-Planters Bank and Trust Company, Richmond, Virginia, and bearing interest at 6% per annum from maturity until paid, and the said note with its accruing interest to be secured by this conveyance; as will more fully appear by reference to said note.

KNOW ALL MEN BY THESE PRESENTS, That, the said Madison Investment Company, Incorporated, a corporation domiciled in the State of Virginia, and Richmond Mortgage and Loan Corporation, a corporation domiciled in the State of Virginia, (hereinafter referred to as Mortgagors), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Essex Investment Company, its successors and assigns, all of the following described property, to-wit:

(a) "All that piece, parcel or lot of land situate, lying and being in the City of Greenville, Greenville County, South Carolina, on the south side of Crescent Avenue, and having, according to plat made by C. M. Furman, Jr., on April 20, 1927, the following metes and bounds, to-wit:

BEGINNING at the southwest corner of the intersection of the south line of Crescent Avenue with the west line of McDaniel Avenue, and running thence with McDaniel Avenue S. 9-50 W. 205.5 feet to an iron pin; thence S. 77-45 W. 131.25 feet to an iron pin in line of the property of Nannie D. Furman; thence with line of Nannie D. Furman N. 3-55 W. 209.55 feet to an iron pin on the south side of Crescent Avenue; thence with said Avenue, N. 83-55 E. 176.9 feet to the beginning corner.

(b) "All that certain piece, parcel or lot of land situate in the City of Greenville, County of Greenville, State of South Carolina, and being more particularly described as follows:

BEGINNING at an iron pin on line of Nannie D. Furman, which iron pin is S. 3-55 E. 209.55 feet from the south side of Crescent Avenue, and running thence with the line of Nannie D. Furman, S. 3-55 E. 68.75 feet to an iron pin; thence N. 84-45 E. 38 feet to an iron pin; thence N. 2-45 W. 72 feet to an iron pin in line of other property of Sarah E. Barnes; thence with line of property of Sarah E. Barnes, S. 77-46 W. 43.75 feet to the beginning corner."

Being the same property conveyed to Madison Investment Company, Inc., by deed dated May 17, 1935 from E. Inman, Master for Greenville County, and of record in Office of Register of Mesne Conveyance of Greenville County, South Carolina in Vol. 177, page 136, reference to which is here had and made.

There is excepted from the above parcel that part of said property conveyed by Madison Investment Company, Inc. to George E. Williams and Vinnie L. Williams, by deed dated June 10, 1936, and of record in aforesaid Register's Office in Deed Book _____, page _____, and which property conveyed by said deed is described as follows:

All that certain piece, parcel or lot of land in the City of Greenville, County of Greenville, State of South Carolina, and having, according to a plat thereof made by R. E. Dalton, Engineer, June 8th, 1936, the following metes and bounds, to-wit:-

BEGINNING at a stake in the rear line of a lot now owned by the grantor herein, which stake is 83.6 feet west of the line of McDaniel Avenue, and running thence N. 80-15 W. 21.1 feet to a point in line of lot now owned by Thomas Clement Furman; thence along the line of said Furman lot S. 3-25 E. 6.1 feet to a stone in line of lot owned by A. H. Donaldson, et al; thence along the line of the lot owned by A. H. Donaldson, et al, N. 82-47 E. 20.7 feet to the beginning corner. Said lot is triangular in shape and is the Southwest corner of property owned by the grantor.

TOGETHER WITH ALL AND SINGULAR, the Rights, Members, Hereditaments, and Appurtenances, to the said Premises belonging, or in anywise incident or appertaining:

TO HAVE AND TO HOLD all and singular the Premises before mentioned, unto the said

7th May 38
 Allie Farshaworth #5859
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