

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, Martin B. Bridges

SEND GREETING

Whereas, I the said Martin B. Bridges
in and by my certain promissory note in writing, of even date with these presents, am
well and truly indebted to Ida Roberts Stephenson

in the full and just sum of EIGHT THOUSAND AND NO/100
(\$ 8,000.00) Dollars, to be paid five (5) years after date

with interest thereon from date at the rate of six per centum 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 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 Martin B. Bridges

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

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

the said Martin B. Bridges

in hand well and truly paid by the said Ida Roberts Stephenson

receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents do grant, bargain, sell and release unto the said

Ida Roberts Stephenson, her heirs and assigns:-

All that certain piece, parcel or lot of land, with the buildings and improvements situate thereon, in the City of Greenville, County of Greenville, State of South Carolina, on the Southwest side of Buncombe Street, having, according to a plat of property of W. A. Merritt, made by R. E. Dalton, Engineer, October, 1923, the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the Southwest side of Buncombe Street, corner of property now owned by H. R. Stephenson and running thence along said Stephenson line, S. 56-35 W. 43 feet to an iron pipe; thence N. 33-25 W. 4 feet to an iron pipe; thence still with Stephenson's line S. 56-35 W. 37 feet to an iron pipe; thence N. 68-25 W. 2.5 feet to an iron pipe; thence N. 33-25 W. 12.35 feet to an iron pipe; thence S. 56-35 W. 4.5 feet to an iron pipe; thence S. 33-25 E. 6 feet to an iron pipe; thence N. 68-25 W. 11.02 feet to an iron pipe; thence N. 23-20 E. 3 feet to a fence post; thence N. 36-45 W. 31.4 feet to a fence post; thence N. 32-55 E. 10 feet to a fence post; thence N. 56-30 E. 82.5 feet to an iron pipe on the Southwest side of Buncombe Street; thence along the Southwest side of Buncombe Street S. 33-25 E. 58.7 feet to an iron pipe, the point of beginning. Less, however a strip of land along the Southwest side of Buncombe Street conveyed by W. A. Merritt to the City of Greenville by deed dated December 20th, 1926, and recorded in the R. M. C. Office for Greenville County in Deed Book 113 at page 227, which was recorded to the City for the purpose of widening Buncombe Street; and also less a strip of land on the Northwest side of the brick store building situate on said property conveyed by W. A. Merritt to B. O. Woodward by deed dated October 6th, 1923, and recorded in the R. M. C. Office for Greenville County in Deed Book 92 at page 193, B. O. Woodward having reconveyed to W. A. Merritt a portion of this strip fronting 1 foot 2 inches on Buncombe Street by deed dated January 29th, 1929, and recorded in the R. M. C. Office for Greenville County in Deed Book 148, at page 22, said strip supporting one-half of the brick wall of the store building situate on the property described herein, Being the same lot conveyed to the mortgagor herein in four separate parcels, included in the same deed by W. A. Merritt by deed dated January 29th, 1929 and recorded in the R. M. C. Office for Greenville County in Deed Book 148 at page 20.

For Value Received, I, R. J. Stephenson, do hereby assign, transfer and set over to The Peoples National Bank of Greenville, S. C., without recourse all rights, title and interest to the within mortgage, and the note which it secures, this November 20, 1940. R. J. Stephenson

Witness: Jack R. Dearhart
Dorothea B. Hill

16404

Assignment Recorded Nov. 20, 1940 at 3:23 P.M.

Handwritten notes:
Paid and satisfied
This June 1944
Virginia J. Baker
Bertrude Bridges

Stamp:
SATISFIED AND CANCELLED BY
RECORD # 62721
NOV 13 1940
AT THE OFFICE OF THE CLERK OF THE COURT
GREENVILLE COUNTY, S.C.

Vertical notes on right margin:
This Mortgage Assigned to R. J. Stephenson on 1-1-40
Assignment Recorded 1940
8036c
274
R. E. Mortgages on Page 257
No Wainer to this mortgage, see R. E. M. Book 274, Page 97.