

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, C. G. Burch

SEND GREETING:

Whereas, I the said C. G. Burch as
in and by my certain promissory note in writing, of even date with these presents, am
well and truly indebted to E. G. Ballenger

in the full and just sum of One hundred twenty-four and no/100

(\$ 124.00) Dollars, to be paid

November 1st, 1938

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

Nov. 1st, 1938 and annually afterwards

and 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 C. G. Burch

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

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

the said C. G. Burch

in hand well and truly paid by the said E. G. Ballenger

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

E. G. Ballenger:

That certain tract of land in Chick Springs Township, (School District 9-B), said County and State, on the south side of Enoree River, and known as a part of the Edwards Place, and delineated as follows:

Beginning at iron pin on the old Brushy Creek Road, and having the same courses and distances as described in deed from G. F. Washington to C. W. Andrea and E. G. Ballenger, recorded in book 107, page 278, and bounded, now or formerly on the Northby lands of A. H. Dean and Enoree River; East by Pink Burrs; South by Jno. Hammett and Joe Earle; and West by M. E. Hudson and A. H. Dean, and being the same this day conveyed to me by E. G. Ballenger, and this mortgage being given to secure a portion of the purchase money thereof.