

MORTGAGE OF REAL ESTATE—G.R.E.M. 5

40528 PROVINCE—JANUARY CO.—GREENVILLE

STATE OF SOUTH CAROLINA, }
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, J. W. McLean

Mary S. Lee

am well and truly indebted to

in the full and just sum of Eleven Hundred and 50/100 (\$1102.50)

Dollars, in and by my certain promissory note in writing, of even date herewith, due and payable ~~at~~

\$50.00 per month on principal until paid in full

date _____ at the rate of 5 1/2 per centum per annum until paid; interest to be computed and paid monthly

and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent. of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That I, the said J. W. McLean

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the sealing and delivery 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

Mary S. Lee, All those pieces, parcels or lots of land in Greenville

~~XXXXXX XXXX XXXX XXXX XXXX~~ Township, Greenville County, State of South Carolina.

on the East side of Arcadia Drive, in subdivision known as Northgate and being more particularly described as follows:

PARCEL 1: That certain lot of land being known and designated as Lot #18 of Block B of the lands of the Utopian Developing Company, as shown on plat of C. M. Furman, Jr., Engineer, made June, 1926, and recorded in the office of R. M. C. for Greenville County in Plat Book G at pages 135, 136.

PARCEL 2: That certain lot or strip of land being known and designated as the Northern part of lot 19 Block B of the lands of the Utopian Development Company, as shown on plat of C. M. Furman, Jr., Engineer, above referred to, and being more particularly described as follows:

BEGINNING at an iron pin on the E. side of Arcadia Drive at the S. W. corner of Lot #18 and running thence along the E. side of Arcadia Drive 15' to a point; thence parallel with the Southern line of Lot #18 to a point in line of lot #4, which point is 15' distant from the rear corner of Lot #18; thence along line of Lot #4 in a Northerly direction 15' to the S. E. corner of Lot #18; thence along line of Lot #18 129.6' to the beginning corner.

The mortgagor herein expressly covenants and agrees to make all payments required and in all other respects to comply with the terms, conditions, covenants and agreements contained in the mortgage covering the within described premises executed by Hicks Jones to the South Carolina Security Co. dated June 24, 1929, and recorded in said office in Vol. 209 page 25, assigned to and now held by the Metropolitan Life Insurance Co; and upon failure of the mortgagor to make said payments or to comply with said covenants the holder of this mortgage shall have the option to declare the entire balance remaining unpaid hereunder, including principal, interest and attorneys' fee due and payable and may proceed to enforce his remedy or remedies as in the case of default in any of the other terms or conditions of this mortgage, regardless of whether or not the mortgagor is in default in the payment of any instalment due under this mortgage. A failure on the part of the holder of this mortgage to exercise the foregoing option shall in no event constitute a waiver of his rights to declare this mortgage due and payable thereunder at any subsequent date.

This mortgage is given to secure the balance due on the purchase price of the within described property.

Handwritten notes and signatures:
- "RECEIVED" stamp dated December 14, 1947.
- "APRIL 1948" stamp.
- "GREENVILLE" stamp.
- "1102.50" and "175" handwritten numbers.
- "J. W. McLean" and "Mary S. Lee" signatures.
- "Dr. S. M. Bittinger" and "Louise N. Bittinger" signatures.
- "Dr. S. M. Bittinger" and "Louise N. Bittinger" names written vertically.
- "46" handwritten number.