

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

44035 PROVISIONS—JARRARD CO.—GREENVILLE

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, J. A. Griffeth and Elsie M. Griffeth

SEND GREETINGS:

Whereas, we the said J. A. Griffeth and Elsie M. Griffeth
in and by our certain promissory note in writing, of even date with these presents,
well and truly indebted to C. B. Martin

in the full and just sum of Fourteen Hundred

(\$) Dollars, to be paid \$50.00 per month beginning October 12, 1940 and on the 12th day of each month thereafter until full amount of principal is paid. Interest is to be paid on unpaid balance quarterly, at which time the principal will be reduced in sum equal to the aggregate of payments. The mortgagors reserve the right to anticipate in any amount at any time.

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

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 we the said J. A. Griffeth and Elsie M. Griffeth

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

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the said C. B. Martin in hand well and truly paid by the said C. B. Martin

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

All that certain piece, parcel or lot of land situate in Greenville Township, Greenville County, State of South Carolina, on the northeast side of the Augusta Road, and having according to a plat of the property of Roger C. Peace et al made by Dalton & Neves, Engineers, February, 1938, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northeast side of the Augusta Road at the southeast corner of the lot heretofore conveyed by the plaintiff to W. A. Pardue and running thence with the line of the Pardue Lot N. 53.33 E. 291.3 ft., more or less, to pin on the south side of Park Drive; thence along the South side of Park Drive S. 70.15 E. 122.9 ft. to pin corner of Lot No. 6; thence with line of Lots Nos. 6 and 5 S. 53.56 W. 369 ft. to pin on the north side of the Augusta Road; thence along the North side of the Augusta Road N. 30.43 W. 100 ft. to the beginning corner, less however, and subject to the right-of-way heretofore granted or conveyed to the State Highway Department for the purpose of widening, ect. along said Augusta Road. This being the same lot of land conveyed to us by the Peoples National Bank, as Guardian for the minor heirs of W. H. Balentine dated Sept. 12, 1940 and yet to be recorded.

Handwritten notes:
Paid in full and satisfied and December 1940
C. B. Martin
Satisfied and cancelled by record 17th day of March 1942
Ollie J. Jarnalworth
ATTEST
3304