

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

PROVIDED—LARRARD CO.—GREENVILLE 50187

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Ernestine W. Ballenger

SEND GREETINGS:

Whereas, I the said Ernestine W. Ballenger
in and by my certain promissory note in writing, of even date with these presents, am
well and truly indebted to John Ratterree

in the full and just sum of Nine Hundred
(\$ 900.00) Dollars, to be paid on demand

with interest thereon from date at the rate of 6 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 I Ernestine W. Ballenger

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said John Ratterree

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me
the said Ernestine W. Ballenger
in hand well and truly paid by the said John Ratterree

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

John Ratterree and his heirs and assigns:

All that certain parcel or lot of land on the North side of East Poinsett Street (formerly Hill Street) in the Town of Greer, Chick Springs Township, Greenville County, State of South Carolina, having the following courses and distances, to wit:

Beginning at a point on the curb on East Poinsett Street, 153 feet East from the main line of the P. & N. track, and runs thence N. 32.30 E. 77.4 feet to a stake, 50 feet from the center line of the P. & N. right-of-way; thence with the P. & N. line 90 feet to a stake on line of R. D. Dobson Estate property (formerly Mattie Allen property); thence S. 30.00 W. 137.5 feet to a stake on the North side of E. Poinsett St.; thence with said street N. 59.38 W. 72 feet to the beginning corner.

This is the same property conveyed to Ernestine W. Ballenger by deed of Ethel M. Crowder as recorded in Deed Book 250, page 330, R. M. C. office for Greenville County.

#1345
RECORDED AND CANCELLED
BY OR FOR
AT 10:00 A.M.
OCTOBER 1945
R. M. C. OFFICE OF GREENVILLE COUNTY, S. C.