

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

THE STATE OF SOUTH CAROLINA, }  
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Baptist Association SEND

We, A. D. Avery, D. S. Sample and W. R. Martin, as Trustees for the Enoree River Baptist Association GREETINGS:

Whereas, we the said A. D. Avery, D. S. Sample and W. R. Martin, as Trustees for Enoree River Baptist Association promissory note in writing, of even date with these presents, are

well and truly indebted to C. B. Martin

in the full and just sum of ONE THOUSAND NINE HUNDRED AND FIFTY AND NO/100

(\$1,950.00) Dollars, to be paid in annual installments of FOUR HUNDRED AND NO/100 (\$400.00) Dollars each, beginning on the 18th day of November, 1945, and continuing thereafter on the 18th day of November of each year until the full principal debt has been paid.

with interest thereon from date at the rate of five 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 attorney's 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 A. D. Avery, D. S. Sample and W. R. Martin, as Trustees for Enoree River Baptist Association 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, the said A. D. Avery, D. S. Sample and W. R. Martin as trustees do hereby deliver to hand well and truly paid by the said C. B. Martin

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 A. D. Avery, D. S. Sample and W. R. Martin, as Trustees for Enoree River Baptist Association, and their successors and assigns:

All that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, and in Saluda Township, and being more particularly described as follows, to wit:

BEGINNING at a stone on the road leading from Cleveland to the Buncombe road, and running thence with said road as the line, N. 88-45 E. 92.5 feet to a bend in said road; thence continuing with said road, N. 59-0 E. 500 feet to a bend in said road; thence N. 63-15 E. 306.5 feet to a stone in said road; thence N. 21-30 W. 1753 feet to a dead pine tree; thence S. 86-30 W. 1716 feet to a stone; thence S. 27-30 E. 2321 feet to the beginning corner, and containing 71 acres, more or less, according to a plat made by Dalton & Neves recorded in the R. M. C. office for Greenville County in Plat Book H, at page 194, and being the same tract of land conveyed to James A. Winn by C. O. Goodwin by deed recorded in the R. M. C. office for Greenville County in Vol. 163, page 269.

Also those other pieces, parcels or tracts of land conveyed to James A. Winn by the Carolina National Bank of Anderson, S. C., by deed recorded in the R. M. C. office for Greenville County in Deed Book 172, page 303, and described as three separate tracts, as follows:

Tract One contains 125 acres, more or less, adjacent to W. C. Goodwin and others, and being the same tract of land conveyed to A. P. Trammell by S. J. Deathit, Master by deed dated Jan, 2, 1882.

Tract No. Two contains 125 acres, more or less, on Crane's Creek, on the North Fork of the Saluda River, being the same tract of land conveyed to A. P. Trammell by G. L. Hood by deed bearing date of Feb. 27, 1883; and

Tract No. Three contains 22 acres, more or less, adjacent to land of W. C. Goodwin and others, being the same tract of land conveyed to A. P. Trammell by Nancy Dill by deed bearing date of Feb. 27, 1883.

For a more accurate description reference is hereby craved to a plat of survey of this property recorded in the R. M. C. office for Greenville County in Plat Book "I", at page 17.

And all of said tracts being the same conveyed to the grantees herein as trustees by C. B. Martin by deed dated Nov. 18, 1944, and not yet recorded, this mortgage being given to secure the unpaid portion of the purchase price.

*1945*  
*paid in full*  
*this is the 2nd mortgage*

**SATISFIED AND CANCELLED**  
**NOV 23 1945**  
**RECORDED**  
**FOR GREENVILLE COUNTY, S. C.**  
**13758**