

GREENVILLE CO. S. C.

THE STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NAR 14 10 27 AM 1933

OLLIE FARMS NORTH
R. M. C.

To All Whom These Presents May Concern: I, Ben H. Garland

SEND GREETING:

Whereas, I, the said Ben H. Garland
in and by my certain promissory note in writing, of even date with these
Presents, am well and truly indebted to J. W. Rutledge
in the full and just sum of Twelve Hundred Fifty (\$1250.00) - - - - DOLLARS
, to be paid two years from date

, with interest thereon from date
at the rate of 6 per centum per annum, to be computed and paid at maturity
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, the said Ben H. Garland
, in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said
J. W. Rutledge according to the terms of the said note, and also in
consideration of the further sum of Three Dollars, to me, the said Ben H. Garland
, in hand well and truly paid by the said J. W. Rutledge
at and before the 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

J. W. Rutledge,

All that certain piece, parcel or lot of land in Greenville Township, Greenville County, state of South Carolina, known and designated as lot No. 19 according to plat of American Bank and Trust Company which plat is recorded in the R. M. C. Office for Greenville County in plat book "F" page 44, near Anderson Road on the northeast side of Jamison Street, and having the following metes and bounds, to-wit:

Beginning at an iron pin on the northeast side of Jamison Street, at the corner of Lot No. 20 (which point is 107 feet S. 53-40 E. from Hills Street), and running thence with line of lot No. 20, N. 42-43 E. 200 feet to an iron pin in line of lot No. 8; thence with line of lot Nos. 8 and 9, S. 53-40 E. 55 feet to an iron pin corner of lot No. 18; thence with line of Lot No. 18, S. 42-43 W. 200 feet to an iron pin on Jamison Street; thence with Jamison Street N. 53-40 W. 55 feet to the beginning corner.

This mortgage is junior in lien to that certain mortgage given by the mortgagor to J. B. Hall in the amount of \$3,000.00 of even date herewith, to be recorded simultaneously with this mortgage.