

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

APR 9 11 07 AM 1948

To all Whom These Presents May Concern:

WHEREAS, **Local Home Builders, Inc.**

is well and truly indebted to

Carl Garrison, doing business as Blue Ridge Lumber Co.,

in the full and just sum of **Five Thousand and No/100 (\$5,000)** Dollars, in and by certain promissory note in writing of even date herewith, due and payable

six months from date.

, 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 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, the said **Local Home Builders, Inc.**

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 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

Carl Garrison, doing business as the Blue Ridge Lumber Co., his heirs and assigns: all that tract or lot of land in

Greenville Township, Greenville County, State of South Carolina, situate, lying and being on the Northeast side of Carolina Avenue, near the City of Greenville, being shown as Lot No. 13, Block "B" on plat of East Highlands Estate, made by Dalton and Neves, Engineers, April 1940, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book "K" at pages 35 and 36 and having, according to said plat, the following metes and bound, to-wit:

BEGINNING at an iron pin on the Northeast side of Carolina Avenue at joint front corner of Lots 12 and 13 of Block B and running thence with the line of Lot No. 12, N. 59-16 E. 189 feet to an iron pin on the Southwest edge of a five foot strip of land reserved for utilities, S. 49-52 E. 275 feet to an iron pin on the West side of Wait Street; thence with Wait Street, S. 14-19 W. 40.3 feet to an iron pin; thence S. 36-23 W. 74.1 feet to an iron pin; thence S. 58-37 W. 100 feet to an iron pin on the Northeast side of Carolina Avenue; thence with the Northeast side of Carolina Avenue, N. 31-33 W. 85 feet to the beginning corner.

For value received, I or we do hereby assign, transfer and set over to the Peoples National Bank of Greenville, S. C. the within mortgage and the note which it secures with recourse, this 8th day of June, 1948.

*Witness
Louise S. Hightower
Whitworth*

*Carl Garrison
doing business as Blue Ridge
Lumber Company*

Consent to Mortgage