

BOOK 533 PAGE 34
STATE OF SOUTH CAROLINA,

County of Greenville

BOOK 533 PAGE 34
FEB 21 1952

To all Whom These Presents May Concern:

WHEREAS I, H. H. Grover, of Greenville County, am well and truly indebted to Talmer Cordell

in the full and just sum of Fourteen Hundred, Twenty-Two and 06/100 - - - - - (\$1422.06) Dollars. in and by my certain promissory note in writing of even date herewith, due and payable as follows: in monthly instalments of Twenty and No/100 - (\$20.00) Dollars each, beginning on the 9th day of June, 1952 and continuing on the 9th day of each and every succeeding month thereafter until the principal debt has been paid in full, said payments to be applied first to interest and then to the principal balance remaining due from month to month,

with interest from date at the rate of six (6%) per centum per annum until paid; interest to be computed and paid monthly and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That I, the said H. H. Grover

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 me 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 Talmer Cordell, his heirs and assigns forever:

All that certain piece, parcel, or lot of land, with the buildings and improvements thereon, lying and being on the Westerly side of McClain Avenue at the Northwesterly corner of the intersection of McClain Avenue and Black Avenue, near the City of Greenville, South Carolina, being shown as Lot No. 8 on the plat of the property of Talmer Cordell as recorded in the R. M. C. office for Greenville County, S. C., in Plat Book "Z", page 113, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Northwesterly corner of the intersection of McClain Avenue and Black Avenue, and running thence along the Northwesterly side of Black Avenue, S. 53-52 W. 83 feet to an iron pin; thence continuing along the northwesterly side of Black Avenue, S. 35-52 W. 103 feet to an iron pin; thence N. 14-0 W. 147.5 feet to an iron pin, joint rear corner of Lots Nos. 7 and 8; thence along the joint line of said lots, N. 76-0 E. 154.6 feet to an iron pin on the Westerly side of McClain Avenue; thence along the Westerly side of McClain Avenue, S. 14-58 E. 50 feet to the point of beginning; being the same property conveyed to me by Joseph L. Huff by deed of even date herewith, not yet recorded.

This is a second and junior mortgage, being junior to the lien of C. Douglas Wilson and Company.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises unto the said

Talmer Cordell, his

Heirs and Assigns forever.

And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, his Heirs and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

For Satisfaction see R. E. M. Book 850 Page 600

*Feb 61
Ollie Farmworth*

2:05 P. 21361