

MORTGAGE OF REAL ESTATE

THE STATE OF SOUTH CAROLINA,
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I Sterling Elrod

SEND GREETING:

WHEREAS, *I*, the said *Sterling Elrod*,
in and by *My* certain *promissory* note... in writing, of
even date with these presents, *am* well and truly indebted to...

The Peoples National Bank, as Guardian of the
Minor Children of W. H. Balentine, deceased,
in the full and just sum of *Three Hundred Dollars*
Dollars, to be paid *Six Months after date*

with interest thereon, from *date of maturity* at the rate of *8* per cent. per annum to be
computed and paid *semi-annually*

until paid in full all interest not paid when due to bear interest at the same rate as principal; and if any portion of
principal or interest be at any time past due and unpaid, then 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, said note further providing for an attorney's fee of...

... besides all costs and expenses of collection, to be
added to the amount due on the said note... to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any
part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by the said note... reference being
thereunto had, as will more fully appear.

NOW, KNOW ALL MEN That, *I* the said *Sterling Elrod*
in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said *Peoples National*
Bank, Guardian of the Minor Children of W. H. Balentine,
deceased, according to the terms of the said note..., and also in consideration of the further sum of Three Dollars, to *me*, the said

Sterling Elrod
... in hand well and truly paid by the said *Peoples National Bank,*
as *Guardian of the Minor Children of W. H. Balentine,*
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, bar-
gain, sell and release unto the said *Peoples National Bank, as Guardian*

of the Minor Children of W. H. Balentine,
deceased
or lot
Age that tract of land in Greenville Township,
Greenville County, State of South Carolina, on
the Pendleton or Cox Bridge Road, having the
following Metes and bounds to wit: Beginning
at an iron pin on the Pendleton Road, corner
of lot heretofore conveyed to H. J. Cunningham
by B. B. Smith, and running thence with
Pendleton Road N. 55-30 W. 80 feet; thence N.
33-35 E. 200 feet to stake, corner of lot of A. F.
Way; thence with his line S. 55-30 E. 80 feet to
stake, corner of Cunningham's lot; thence with
Cunningham's line S. 35-35 W. 200 feet to the
beginning corner. Being the same lot conveyed to
me by B. B. Smith by deed dated October 19, 1925,
recorded in office of R. M. C. for Greenville County
in Deed Book 98 at page 234.