

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

PROVENCE—BARRARD CO.—GREENVILLE 46451

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

----- X ----- SEND GREETINGS:

Whereas, I the said W. C. Rhoades
in and by my certain Promissory note in writing, of even date with these presents, am
well and truly indebted to W. H. Austin

in the full and just sum of ONE THOUSAND TWO HUNDRED AND NO/100
(\$1200.00 Dollars, to be paid Seven (7) years after date

*Paid in full
Feb. 11th 1946
W. H. Austin*

RECORDED SATISFIED AND CANCELLED
#2173 DAY OF Feb 1946
Office of the Register of Deeds
GREENVILLE COUNTY, S.C.

with interest thereon from date at the rate of 6% per centum ~~per annum~~ computed and paid quarterly

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 W. C. Rhoades
in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said W. H. Austin
according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me
the said W. H. Austin
in hand well and truly paid by the said X

----- 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

W. H. Austin, his heirs and assigns:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, lying and being in the State and County aforesaid, on the East side of Jones Avenue near the City of Greenville, being a part of Lots No. 1 and 2 of the W. C. McDaniel land as shown on the Plat recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book "F" at Page 186 and being designated as Lot No. 2 of the A. W. Reynolds property as shown by survey of C. M. Furman, Jr. Engineer and having the following metes and bounds to-wit:

BEGINNING at a point on the Eastern side of Jones Avenue, which point is 752.5 feet North of the intersection of Jones Avenue and Camille Street and running thence with the Eastern side of Jones Ave. N. 1-00 E. 52.5 feet to a point, thence S. 89-00 E. 181.5 feet to a point, thence S. 1-01 E. 52.83 feet to a point, thence N. 89-00 W. 183.4 feet to the point of beginning on Jones Ave.

This being the same property conveyed to Mortgagor herein by Deed of W. H. Austin and Hattie Austin Woody. This mortgage being given to secure a portion of the purchase price of said property.

This mortgage is junior in rank to a mortgage given by me on this date to Liberty Life Insurance Company for \$3750.00.