

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, W. T. Putman

SEND GREETING:

WHEREAS, I, the said W. T. Putman

in and by my certain Promissory note in writing, of even date with these presents am well and truly indebted to Citizens Lumber Co., a corporation

in the full and just sum of Five Hundred and No/100 (\$500.00) Dollars to be paid: \$25.00 July 2, 1943 and \$25.00 on the 2nd day of each month thereafter until paid in full, said payments to be applied first to interest then to principal,

with interest thereon from date at the rate of six (6) per cent. per annum, to be computed and paid semi-annually monthly as above stated 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, 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 ten (10%) per cent. of the amount due thereon,

besides all costs and expenses of collection, to be added to the amount due on said note and 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, will more fully appear.

NOW KNOW ALL MEN, That the said Mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee, according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor, in hand well and truly paid by the said Mortgagee, 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 and release unto the said Mortgagee, and its successors here and Assigns, forever, all and singular that certain piece, parcel, lot or tract of land situate, lying and being in Greenville Township, Greenville County, State aforesaid,

on the Northwestern side of Beacon Street, Greenville, S.C., being shown as Lot # 11, of Block J, on plat of Melrose Land Co., recorded in Plat Book A, at page 157, and described as follows:

BEGINNING at a stake on the Northwestern side of Beacon St., corner of Lot # 10, and running thence with line of said lot in a northwesterly direction 140 ft. to an alley; thence with said alley in a Southwesterly direction 50 ft. to corner of lot # 12; thence with line of said lot in a Southeasterly direction 140 ft. to a stake on Beacon St.; thence with the Northwestern side of Beacon St. in a northeasterly direction 50 ft. to the beginning corner; being one of the lots conveyed to W. T. Putman by deed from E. Inman, Master, dated Dec. 12, 1942, recorded in Book of Deeds 249, at page 374.

Also: All furniture, fixtures and stock in trade connected with the business formerly operated under the name of King Grocery, on the above described property, known as #29 Beacon Street, this date sold to me by C. L. King; and also, all furniture, fixtures and stock in trade hereafter acquired in connection with the operation of said business; provided, however, that the mortgagor may sell such stock in trade in the usual course of business, and the lien of this mortgage shall be transferred to the proceeds of sale including cash and accounts receivable.