

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Charlotte W. Hughes

SEND GREETING:

WHEREAS, I, the said Charlotte W. Hughes

in and by my certain promissory note in writing, of even date with these presents am well and truly indebted to J. J. McAbee

in the full and just sum of Three Thousand & No 190 (\$3000.00) Dollars to be paid: Forty (\$40.00) Dollars December 1st, 1943, and like payment of \$40.00 on the first day of each successive month until paid in full. Said payments to be first applied to interest, balance to principal. In the event of the death of the mortgagee, the entire balance will become due and payable one year from the death of Mortgagee.

with interest thereon from date at the rate of six per cent. per annum, to be computed and paid monthly 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 his Heirs and Assigns, forever, all and singular that certain piece, parcel, lot or tract of land situate, lying and being in Greenville County, State aforesaid,

at the Northwest intersection of Lucille Avenue and Houston Street, in the City of Greenville, being shown as all of lot No. 11 and a 5 foot strip from lot No. 10, of Block "C" as shown on plat of the Chapin Springs Land Company, recorded in the R. M. C. office for Greenville County in plat Book E. at page 41, and when described as a whole has the following metes and bounds, to-wit:

Beginning at an iron pin, the Northwest corner of Lucille Avenue and Houston Street, and running thence with Houston street N. 2-0 E. 70.1 feet to an iron pin; thence S. 88 W. approximately 125 feet to an iron pin; thence with line of lot No. 12 in a Southwesternly direction 70 feet to a pin on Lucille Avenue; thence with the Northern side of Lucille Avenue 120.2 feet N. 88 E. to the point of beginning. Said premises being the same this date conveyed to me by J. J. McAbee, and this mortgage is given to secure the balance of the purchase price.

*Handwritten:* Satisfied and recorded on 5th day of Dec 1943 at 6 o'clock P.M. J. J. McAbee Greenville County, S.C.

*Handwritten:* full of debt of J. J. McAbee