

MORTGAGE OF REAL ESTATE - G.R.E.M. 2

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETINGS:

I, C. D. Dogan, of Greenville County, S. C.,

Whereas, I the said C. D. Dogan

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

in the full and just sum of SEVEN HUNDRED, FIFTY AND NO/100 (\$750.00) Dollars, to be paid in semi-annual instalments as follows: Aug. 19, 1945 - \$50.00; Feb. 19, 1946 - \$50.00; Aug. 19, 1946 - \$50.00; Feb. 19, 1947 - \$50.00; August 19, 1947 - \$50.00 and on Feb. 19, 1948 the entire principal balance to become due and payable, with privilege of anticipating payment of any part or all of the principal debt at any interest payment date

with interest thereon from date at the rate of six per centum per annum, to be computed and paid semi-annually on dates above set out in addition to principal

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, 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, the said C. D. Dogan, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said B. S. Hodges

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the said C. D. Dogan in hand well and truly paid by the said B. S. Hodges

receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents do grant, bargain, sell and release unto the said B. S. Hodges, his heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and in Greenville Township, and being a portion of the property of W. E. McCain, as shown on plat thereof made by R. E. Dalton, Engr., in 1940, and recorded in the R. M. C. office for Greenville County in Flat Book H, at page 174, and having the following metes and bounds, to-wit:

BEGINNING at a stake on the north side of the Old Spartanburg road at a point 441 feet in a northwesterly direction from the corner of the property now or formerly belonging to J. W. Norwood (formerly Mrs. W. L. Gassaway land), and running thence N. 23-46 E. 150 feet to an iron pin; thence N. 36-08 E. 274 feet to a stake; thence N. 44-00 E. 311 feet to a stake; thence N. 64-08 W. 14 feet to a stake; thence along the line of the property of Etta B. Burgess S. 47-18 W. 762 feet to an iron pin on the north side of the old Spartanburg road; thence along the said road, S. 62-24 E. 147.7 feet to the beginning corner. Being the same tract of land conveyed to me by Walter W. Goldsmith, as Trustee by deed dated Dec. 18, 1940 and recorded in the R. M. C. office for Greenville County in Vol. 229, page 116.