

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

KEYS PRINTING CO.

THE STATE OF SOUTH CAROLINA,  
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Ben W. Garrett

SEND GREETINGS:

Whereas, I the said Ben W. Garrett  
in and by my certain promissory note in writing, of even date with these presents, am  
well and truly indebted to Citizens Bank, Fountain Inn, S. C.

in the full and just sum of Twenty-five Hundred and No/100  
(\$ 2500.00 ) Dollars, to be paid One year from date

with interest thereon from date at the rate of 5% per centum per annum, to be computed and paid semi-annually

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 Ben W. Garrett  
in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Citizens Bank, Fountain Inn, S. C.

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me  
the said Ben W. Garrett  
in hand well and truly paid by the said Citizens Bank

The debt hereby secured is paid in full and the Lien of this instrument is satisfied this 31<sup>st</sup> of March 1916  
Citizens Bank, Fountain Inn, S. C.  
By Res. P. Wench, Pres.  
Lozette  
Witness: Grace

receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents, grant, bargain, sell and release unto the said

Citizens Bank, its successors and assigns, forever:

"All that piece, parcel or lot of land in Fairview Township, Greenville County, State of South Carolina and just outside the incorporate limits of the town of Fountain Inn, being known and designated as Lot No. 2 on a plat of the property of W. J. Riddle, Surveyor, on the 29th day of March, 1916, made by W. J. Riddle, Surveyor, on the 29th day of March, 1916, and the following notes and bounds, according to said plat, to-wit:

RECORDED AND CANCELLED  
M. C. FOR GREENVILLE COUNTY, S. C.  
AT 11 O'CLOCK A.M. NO. 7732

Beginning at an iron pin joint corner with Lot No. 1, Thackston Street and Lot No. 3. being this day conveyed to R. E. Case, and on line of other land of the Grantor, running thence with back line of Lot No. 1 S. 47-40 W. 220 feet to the center of Thackston Street; thence along the center of said street 80 feet to a point, joint corner with Lot No. 3; thence along line of Lot No. 3 N. 47-40 E. 220 feet to an iron pin, joint corner with Lot No. 3 on the line of land of the Grantor; thence along line of land of the Grantor 80 feet N. 42-20 W. to the point of beginning. Bounded by other land of the Grantor, Lot No. 1, Thackston Street and Lot No. 3.

This being a small portion of the land conveyed to W. Shell Thackston and W. T. Thackston by deed of Mrs. Sallie Kate Woods on the 30th day of December 1919 and of record in the R. M. C. Office for Greenville County in Vol. 88 at page 564.

The indebtedness hereby secured is incurred for the erection of a building for a residence on said lot and for the payment of building materials and supplies therefor. The mortgage shall have a lien on all supplies and materials for the construction of said building.