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AUG 17 2 48 PM 1948

State of South Carolina,

COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R. M. C.

To all Whom These Presents May Concern:

We, B. F. Trammell and J. F. Guest

SEND GREETING:

Whereas, we the said B. F. Trammell and J. F. Guest

in and by our certain Promissory note in writing, of even date with these presents, are well and truly indebted to Citizens Lumber Com any

in the full and just sum of Two Thousand and No/100 (\$2000.00) Dollars, to be paid in monthly installments of \$25.00 each on the 1st day of each month hereafter, beginning, said payments to be applied first to interest and then to principal until paid in full

with interest thereon from date semi-annually monthly at the rate of Six (6%) per cent. per annum, to be computed and paid

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, Heirs 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 north side of Ethelridge Drive near the City of Greenville, being shown as lot # 10 on Plat of property of Ethel Y. Perry Estate made by W. J. Riddle in September 1944, recorded in Plat Book "B" at Page 33 and described as follows:

BEGINNING at a stake on the North side of Ethelridge Drive, 266 feet West from Belmont Avenue at corner of lot # 11 and running thence with line of said lot, N. 5-35 W. 162.5 feet to a stake at corner of lot # 21; thence with line of said lot, S. 84-28 W. 60 feet to a stake at corner of lot # 9; thence with line of said lot, S. 5-35 E. 162.5 feet to a stake on Ethelridge Drive; thence with the Northern side of Ethelridge Drive, N. 84-28 E. 60 feet to the beginning corner. Being the same property conveyed to mortgagors by Hext M. Perry, Trustee by deed dated January 12, 1942, recorded in Book of Mortgage 333 at Page 121.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said Mortgagee and its successors, Heirs and Assigns forever, And we do hereby bind ourselves, our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto said Mortgagee and its successors, Heirs and Assigns, from and against us and our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim same or any part thereof.

Witnesses  
Bertha H. Riordan  
Julien L. Smith

Paid Feb. 1, 1949  
Citizens Lumber Co.  
By: J. A. Rob, Pres.

1st  
Ollie Farnsworth  
Feb. 49  
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