

CHATTEL MORTGAGE

THE STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

No Stamps
For True Consideration See Affidavit
Book 5, Page 41.

Whereas, the hereinafter named grantors own as tenants in common, the hereinafter described real estate in the County of Greenville, State of South Carolina, and desire to subdivide the same and sell it in building lots, and with that in view hereby convey the same to Hext M. Perry, as Trustee for them, and each of them, in order that he may make the deeds therefor to the purchasers thereof in the place of the said owners and receive the money therefor.

KNOW ALL MEN BY THESE PRESENTS, that we, Willie Hayne Perry, Ben F. Perry, Hext M. Perry, Elizabeth P. Collins, James Y. Perry and Beattie Perry Young, in the State aforesaid, in consideration of the sum of one dollar and other valuable considerations to us in hand paid at and before the sealing of these presents by Hext M. Perry, Trustee, (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Hext M. Perry, Trustee, the following pieces, parcels and lots of land, in Greenville Township, Greenville County, State of South Carolina, the said pieces, parcels or lots of land being in that section of Greenville County known as Sans Souci, about three miles northwest of the city of Greenville, and being more fully described as follows:

1. Beginning at an iron pin, the rear joint corner of lots numbered eighty-two (82) and one (1), facing Blue Ridge Drive; thence N. 83-55 E., one hundred and fifteen (115) feet, more or less, to an iron pin; joint rear corner of lots numbered thirty-two (32) and thirty three (33) facing Rogers Avenue; thence along the rear line of lots facing Rogers Avenue, N. 79-28 E. one thousand, two hundred and twenty five and two tenths (1,225.2) feet, more or less, to an iron pin, on the right-of-way of the New Buncombe Road, rear corner of lot numbered fifty-five (55) facing Rogers Avenue, as shown on Plat of Rogers Avenue lots recorded in the R. M. C. Office for Greenville County in Plat Book "I" at page 33; thence along the northern line of the lot heretofore sold to H. M. Harrison facing the New Buncombe Road, S. 45-09 W. one hundred and fifty (150) feet, more or less, to an iron pin, western side of the Harrison lot; thence along the line of the Harrison lot, S. 26-33 E., one hundred and fifty (150) feet, more or less, to an iron pin on the northern edge of a six (6) foot sidewalk running along Perry Road; thence with the northern edge of said sidewalk, S. 43-12 W., one hundred and forty two and seven tenths (142.7) feet, more or less, to an iron pin, on the northern edge of a six (6) foot sidewalk running along Blue Ridge Drive; thence with the said sidewalk S. 87-37 W., one thousand, one hundred and seventy two and five tenths (1,172.5) feet, more or less, to an iron pin, joint front corner of lots numbered eighty-two (82) and one (1), facing Blue Ridge Drive; thence along the eastern line of lot numbered eighty-two (82), N. 5-47 W. one hundred and fifty-seven and forty-five hundredths (157.45) feet, more or less, to an iron pin, the beginning corner.

2. Also that tract of land situate, lying and being between Belmont Avenue, Blue Ridge Drive, the Perry Road and Paris Mountain Avenue. *Plot of AS*

3. Beginning at an iron pin, the northeast corner of lot heretofore sold to St. Mark's Methodist Episcopal Church on the Franklin Road, at an iron pin on the southern edge of a six (6) foot sidewalk running along Ethelridge Drive; thence along said sidewalk, N. 77-55 E. sixty (60) feet, to an iron pin; thence S. 12-05 E. one hundred (100) feet to an iron pin; thence S. 78-13 W. one hundred ninety three and seven tenths (193.7) feet, to an iron pin; thence N. 21-34 W., twenty-five (25) feet, to an iron pin, on the southern line of Church lot.

The said Trustee, Hext M. Perry, is hereby authorized to have said property subdivided into lots of such size as he may deem advisable and to sell the same at private or public sale, for such amount as he may consider adequate, in whole or in lots.

The said trustee is authorized to sell the said property for cash, or for part cash and take a purchase price note and mortgage secured on said property for the balance of the purchase price.

Said trustee is authorized to take the promissory note of any purchaser for the purchase price of any lots where a house is to be built thereon, provided said promissory note is payable out of the proceeds of any mortgage placed on said property for the erection of said house.

The purchaser or purchasers of said property are not required to see to the application of the purchase money or the payment thereof to the respective parties entitled thereto.

The said trustee is hereby authorized to hold the proceeds of any sale or sales and to divide the same at any time he may consider advisable.

The said trustee is hereby fully authorized to sell and develop said property and do any and all things that he may consider necessary for the sale and developments thereof in the place and stead of the grantors herein.

TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said Hext M. Perry, Trustee, his successors, Heirs and Assigns forever.

And we do hereby bind ourselves and our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Hext M. Perry, Trustee, his successors, Heirs and Assigns, against us and our Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS our hand and seal, this 21st. day of July, in the year of our Lord one thousand nine hundred and forty-one, in the one hundred and sixty-third year of the Independence of the United State of America.

Signed, sealed and delivered in the presence of
Roy W. Martin
Earle Davis
Thos. B. Young, Jr.
Sarah Moyo

James Y. Perry (LS)
Ben F. Perry (LS)
Elizabeth P. Collins (LS)
Willie Hayne Perry (LS)
Hext M. Perry (LS)
Beattie Perry Young (LS)

THE STATE OF SOUTH CAROLINA)
GREENVILLE COUNTY)

PERSONALLY appeared before me Roy W. Martin and made oath that he saw the within named James Y. Perry, Ben F. Perry, Elizabeth P. Collins, Willie Hayne Perry, Hext M. Perry and Beattie Perry Young Sign, seal and as their act and deed deliver the within written deed, and that he with Earle Davis witnessed the execution thereof.
Sworn to before me this 21st. day of July, A. D. 1941.
J. S. Solomon, Jr. (LS)
Notary Public for South Carolina.

Roy W. Martin