

THE STATE OF SOUTH CAROLINA, }

COUNTY of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Carolina Lumber Company, a corporation chartered under the laws of the State of South Carolina and having its principal place of business in Greenville, S. C.

WHEREAS, the mortgagor hereinabove named

in and by its certain Promissory note in writing, of even date with these presents is well and truly indebted to C. J. Larsen the mortgagee hereinafter named

Six Hundred Dollars (\$600.00) in the full and just sum of DOLLARS, to be paid in two equal annual instalments of three hundred dollars (\$300.00) each in one & two years after date, respectively

with interest thereon from this date at the rate of six per cent. per annum, to be computed and paid 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 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 per cent. of indebtedness thereon besides all costs and expenses of collection, to be added to the amount due on said note 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 or if any part of the money due on said note be not paid when due (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 mortgagee hereinabove named 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, has granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said

C.J. Larsen and his heirs and assigns, all that certain lot, piece or parcel of land situate, lying and being in the State of South Carolina, in the County and Township of Greenville, just north of the City limits of Greenville, having the following metes and bounds, to-wit: Beginning at a stake on the South side of Buist Avenue, one hundred and thirty-three and a third (133-1/3) feet east of Osteen's lot, and running thence along Buist Avenue S. 80° 15' E. sixty-six and two-thirds (66-2/3) feet to a stake; thence S. 9° 45' W. one hundred and sixty (160) feet to a stake; thence N. 80° 15' W. sixty-six and two-thirds (66-2/3) feet to a stake; thence N. 9° 45' E. one hundred and sixty (160) feet to the beginning corner. This is the same lot of land conveyed by the said C.J. Larsen to the said Carolina Lumber Company this day by deed bearing the same date as this mortgage and interchangeably delivered at the same time therewith.

The note secured by this mortgage is given solely for the unpaid portion of the purchase money for said property above described and covers no more property than that so purchased under said deed.

Said property was bona fide purchased and mortgaged, and the execution and delivery of this mortgage by the officers of the said Carolina Lumber Company have been duly authorized by the adoption of a resolution to that effect by the Board of directors of said corporation.

Satisfied and Cancelled By [Signature] R.M.C. for Greenville County, S. C. on 31st day of June, 1925