

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, W. A. Merritt, the said W. A. Merritt SEND GREETING:

in and by My certain Promissory note in writing, of even date with these presents, Claude Rauseur, well and truly indebted to

in the full and just sum of Four Thousand Dollars, to be paid (\$4000.00)

with interest thereon from August 10th 1926, at the rate of 8 per cent. per annum, to be computed and paid

until paid in full; all interest not paid when due to bear interest at the 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; 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 attorney's 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, W. A. Merritt, the said W. A. Merritt in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said

Claude Rauseur according to the terms of the said note; and also in consideration of the further sum of Three Dollars, to me, the said W. A. Merritt in hand, well and truly paid by the said Claude Rauseur

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, sell and release unto the said Claude Rauseur

All that certain lot of land, situate in the First Ward of the City of Greenville, County and State aforesaid, having the following metes and bounds, to wit:

Beginning at a point on the East side of Hudson Street, North of and 50 feet distant from W. C. Gibson's northwest corner, and running thence in an easterly direction parallel with and 50 feet from Gibson's northern line, 97 feet to line of Mrs S. H. Ellis; thence with her line in a northerly direction 56 feet, more or less to John Street; thence with John Street in a north westerly direction 102 feet to the southeast corner of John and Hudson Streets, thence with Hudson Street, in a southerly direction 80 feet, more or less to the beginning. Bounded on the North by John Street, on the West by Hudson Street on the East by lot of Mrs S. H. Ellis and on the South by 50 foot lot of T. B. Donaldson, A. H. Donaldson, Sarah E. Barnes and Nannie D. Furman, between the lot herein conveyed and the lot of W. C. Gibson. Being a portion of the land conveyed to T. B. Donaldson August 12th 1871, by deed recorded in the R. M. C. Office for Greenville County in Deed Book C.C. page 740, and inherited by T. B. Donaldson, A. H. Donaldson, Sarah E. Barnes and Nannie D. Furman, as sole heirs at law of T. B. Donaldson, Sarah E. Barnes and Nannie D. Furman to Claude Rauseur by deed dated August 8th, 1921, and recorded in the R. M. C. Office for Greenville County in Vol. , page , and from Claude Rauseur to me.

This mortgage being given to secure a portion of the purchase price of the within described lot of land.