

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

Whereas, J. Carrie M. Thompson

of the County of Greenville, in the State aforesaid (hereinafter referred to as the "mortgagor") in and by a certain principal promissory note or notes (hereinafter referred to as "notes," whether one or more) in writing (designated ~~thereon~~ as "~~Real Estate~~ Real Estate"), due as follows:

in installments of not less than one hundred dollars each, on the seventh day of December in each year beginning with the year 1931, until paid in full

and to and by Interest notes (designated thereon as "Interest Coupons"), to be paid annually as follows:

is well and truly indebted to Andrew C. Patterson (hereinafter referred to as the "mortgagee") in the full and just sum of three hundred and sixty Dollars,

\$360.00; all of said notes bearing even date herewith and bearing interest from this date at the rate of eight per cent per annum, to be computed and paid semi annually until paid in full; all interest not paid when due to bear interest at the rate of eight per cent per annum; it being hereby agreed that each of said notes shall bear interest after maturity or after default in payment at the rate of eight per cent per annum, to be computed semi annually, all interest not paid when due to bear interest at the rate of eight per cent per annum; and that both principal and interest shall be paid in United States gold coin of the present standards of weight and fineness;

all the terms and covenants of said notes being hereby made parts hereof as fully as if set out at length herein. Now, know all men that said mortgagor, in consideration of said debt and for the purpose of securing the payment thereof, and in further consideration of the sum of one dollar paid to said mortgagor by said mortgagee at and before the sealing and delivery hereof (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released and by these presents does grant, bargain, sell and release unto the said mortgagee and his heirs, successors and assigns all that certain lot, piece, parcel or tract of land situate, lying and being in the State of South Carolina and County of Greenville in Greenville Township,

in the second ward of the City of Greenville, known and designated as lot No. four (4) on the plat of the S. A. Croft estate, made by Wm. A. Hudson, dated June 25, 1906, and recorded in the office of the Register of Mesne Conveyances for said County and State in Plat Book "A", at page 183, and having, according to said plat, the following Metes and Bounds, to wit: Beginning at a stake on the East side of Brown Street on the corner of lot No. 31 (belonging to Lara Benson) and running thence along Brown Street S. 31° W. fifty one (51) feet to an iron pin on corner of Davis Avenue; thence along said Avenue S. 55° E. one hundred and forty three (143) feet, more or less, to an iron pin on corner of street formerly known as Davis Alley, now known as Clairmont Avenue; thence along said street N. 31° E. fifty one (51) feet to a stake on corner of lot No. 3; thence along line of said lot N. 55° W. one hundred and forty three (143) feet, more or less, to the beginning corner.

This is a second Mortgage on said property, being junior to a Mortgage for \$285.00, dated January 7, 1931 and recorded in Book 113, at page 62.

being 1 the same land conveyed to said mortgagor by John A. Ballard on January 22, 1927, by deed recorded in the office of the Register of Mesne Conveyances or Clerk of Court for Greenville County, S. C., in Deed Book 77, page 295.

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 his successors, heirs and assigns forever. And said mortgagor does hereby bind himself and his heirs, executors, administrators and successors to warrant and forever defend all and singular the said premises unto the said mortgagee and his successors, heirs and assigns from and against said mortgagor and his heirs, executors, administrators, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof; also, on demand at any time, to give any further written assurances which may be desired to protect the interests of said mortgagee, including a new note or notes and mortgage correcting errors in the originals.

And said mortgagor hereby covenants and agrees with said mortgagee as follows: (1) That when the loan secured hereby is closed, there shall and will be no unsatisfied lien or encumbrance of any kind, prior to the lien hereof, affecting said premises or any part thereof, this being solemnly declared and represented by said mortgagor as a condition hereof and for the purpose of obtaining a loan hereunder.