

THE STATE OF SOUTH CAROLINA, }

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Southern Textile Machinery Company SEND GREETING:

WHEREAS, - , the said Southern Textile Machinery Company

in and by its certain promissory note in writing, of even date with these presents, is well and truly indebted to

J.D. Calnes

in the full and just sum of Fifteen hundred (\$1500.00)

Dollars, to be paid as follows: Seven hundred and fifty (\$750.00) Dollars January 10, 1924; and Seven hundred and fifty (\$750.00) January 10, 1925,

with interest thereon from date at the rate of 7% per cent. per annum, to be computed and paid annually

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 it, the said Southern Textile Machinery Company, a corporation, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said J.D. Calnes

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to it, the said Southern Textile Machinery Company in hand, well and truly paid by the said J.D. Calnes

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 J.D. Calnes, All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on the East side of South Main Street in the City of Greenville: Beginning at an iron pin on South Main Street, at the southwest corner of lot 2 of Markley Real Estate Company, as shown on plat recorded in Plat Book C., page 143; thence N. 69.30 W. one hundred ten feet to an iron pin on an alley; thence with said alley S. 20.30 W. thirty feet to an iron pin; thence S. 69.30 E. one hundred ten feet to an iron pin on South Main Street; thence with said Street N. 20-30 E. thirty feet to the beginning.

This mortgage is made subject to the reservations and conditions in reference to a one-half interest in the brick wall along the South side of the above described lot appearing in the deed of J.H. Rush to W.A. Wallace and also set forth in deed of this date by J.D. Calnes to Southern Textile Machinery Company.

The above described property is the same this day conveyed to the mortgagor by J.D. Calnes, this mortgage being given to secure a portion of the purchase price.

This mortgage is junior to the mortgage given by W.A. Wallace to J.W. Norwood to secure the sum of Twenty-seven thousand (\$27,000.00) Dollars, of record in Volume 82, at page 137.

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State of South Carolina, County of Greenville.

Personally appeared before me J.J. McKenzie and made oath that he saw B.M. Graves as President and Calude Ramsaur as Secretary of Southern Textile Machinery Company, a corporation chartered under the laws of the State of South Carolina, sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that he, with F.H. Rabb witnessed the execution thereof.

Sworn to before me this 11, day of January 1922 -

E. Jordan (L.S.) Notary Public for South Carolina.

J.J. McKenzie

Notarially Certified and Cancelled By: [Signature] R.M.C. for Greenville County, S.C. 11th day of Jan 1925