

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN

We Fannie A Shearer, E. W. Shearer, Mrs. May M. Intyre, Leo Shearer, Sloan Shegrest, Mrs. Rosebud Boyer, path. SEND GREETINGS: WHEREAS, Frances Carter, the mortgagee hereinabove named

in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to Hardaway - Necht Company the mortgagee hereinafter named

Five hundred forty four and 74/100 (\$554.74) in the full and just sum of DOLLARS,

to be paid as follows: One half of said amount six months from date and one half of said amount nine months from date.

with interest thereon from date at the rate of six per cent. per annum, to be computed and paid at maturity of note 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 the whole amount due 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 mortgagee 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 mortgagee in hand well and truly paid by the said mortgagee

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

Hardaway - Necht Company the following described real estate, to-wit:

All that piece parcel or lot of land situate in Ward 5 of the City of Greenville, County and State aforesaid, on the West side of Mallard Street, known as Lot No. 3 as shown on a plat recorded in the P. M. C. Office for Greenville County, Plat Book C, Page 62, dated March 31, 1913, and being a subdivision of the lands of Ella M. Howell and Edgenia D. Howell, said lot having the following metes and bounds:

Beginning at an iron pipe on the West side of Mallard St., (this point being the southeast corner of Lot No. 2 and measuring 120 feet from the division line between the McFee and Howell property on Mallard St.); thence S. 21.44 E. 61 feet along the west side of Mallard St. to an iron pin in the northeast corner of Lot No. 4; thence along North line of last mentioned lot N. 76-21 W. 173 feet to an iron pin in line of lot now or formerly owned by J. W. Bowling; thence with line of last mentioned lot N. 18.39 E. 60.6 feet to an iron pin in southwest corner of Lot No. 2; thence along line of Lot No. 2, S. 76.21 E. 176.3 feet to the point of Beginning on Mallard St.

It is understood and agreed that this mortgage is junior to one given by S. W. Shearer and Fannie A. Shearer to M. A. Levy for \$3500.00 on May 5, 1924, now of record in the P. M. C. office for the County and State aforesaid, in Vol. 146, Page 129.