

STATE OF SOUTH CAROLINA, }

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Mattie B. Dicus, Trustee and Individually, Mrs. M. E. Browning, James I. Browning, Lillian Burns Browning and Madora Browning

SEND GREETING:

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Whereas, under an Order of the Court of Common Pleas for Greenville County Mattie B. Dicus, Trustee under the terms of a deed given by Mrs. M. E. Browning to James S. Blalock, Trustee, dated December 11, 1905, was authorized and directed to borrow not exceeding Twenty-five Hundred (\$2500.00) dollars for the purposes mentioned in said Order; and

Whereas, the said Mattie B. Dicus, Trustee has procured a loan of Two thousand (\$2,000.00) dollars from Mrs. Genevieve L. Blackwell and is well and truly indebted to the said Mrs. Genevieve L. Blackwell in the full and just sum of Two thousand (\$2,000.00) dollars as is evidenced by a certain promissory note in writing of even date herewith, which note provides for discount before and interest after maturity at the rate of seven per cent per annum payable annually in advance, and for ten per cent attorney's fees in case of suit or collection by an attorney; and

Whereas, we the undersigned, owners of the equitable interest in said lands by reason of said Deed of Trust, desire to join the said Mattie B. Dicus, Trustee in a mortgage to secure the payment of said indebtedness;

reference being thereunto had, will more fully appear

NOW, KNOW ALL MEN That we the said Mattie B. Dicus, Trustee and Individually, Mrs. M. E. Browning, James I. Browning, Lillian Burns Browning and Madora Browning in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said

Mrs. Genevieve L. Blackwell

note and any renewals thereof

the further sum of Three Dollars to US the said Mattie B. Dicus, trustee and Individually, Mrs. M. E. Browning, James I. Browning, Lillian Burns Browning and Madora Browning in hand well and truly paid by the said Mrs. Genevieve L. Blackwell

at and before the sealing and delivery 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 Mrs. Genevieve L. Blackwell

All that certain lot of land situate in the City of Greenville, in the State above named, containing one-half (1/2) of one acre, more or less, bounded by Washington Street, Butler Avenue, and lots of Alex McAlister and Mrs. Samuel Mauldin, being the lot purchased by me from Mrs. Weyman except so much thereof as I afterwards sold off to Alex McAlister.

This is the identical lot of land described in a deed of Mrs. M. E. Browning to James S. Blalock dated Dec. 11, 1905, and recorded in the office of register of Mesne Conveyances for Greenville County in Deed Book 1111, page 602.

And it is Agreed, by and between the parties hereto that the Mortgagor is to insure house and buildings on said lot in the sum or not less than Two thousand and no/100 Dollars, and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said Mortgagee, and that in the event that the Mortgagor shall at any time fail to do so, then the said Mortgagee may cause the same to be insured in her name and reimburse herself for the premium and expense of such insurance under this mortgage.

And it is Agreed, by and between the said parties, that should legal proceedings be instituted for the collection of the debt secured hereby, then, and in that event, the said Mortgagee successors or assigns, shall have the right to have a Receiver appointed of the rents and profits of the above described premises, with power to forthwith lease out the said premises anew if he should so elect, who, after deducting all charges and expense attending such proceedings and the execution of the said trust as Receiver, shall apply the residue of said rents and profits toward the payment of the debt secured hereby.

And it is further Agreed, by and between the said parties, that should legal proceedings be instituted for the foreclosure of this mortgage, or for any purpose involving this mortgage, or should the debt hereby secured be placed in the hands of an Attorney-at-Law for collection, by suit or otherwise, that all costs and expenses incurred by the Mortgagee or assigns, including a reasonable counsel fee (of not less than ten per cent, of the amount involved) shall thereupon become due and payable as a part of the debt secured hereby, and may be recovered and collected hereunder.

The State of South Carolina, County of Greenville, within and subject to the provisions of said Mortgage of said Mrs. Genevieve L. Blackwell, dated the 11th day of Dec. 1905, is hereby satisfied and discharged. My 1935 and delivered to Mrs. Genevieve L. Blackwell.

SATISFIED AND CANCELED OF RECORD 22nd Nov 1935 Ollie T. Faulkner M. C. FOR GREENVILLE COUNTY, S. C. #10953