

THE STATE OF SOUTH CAROLINA,
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Roy J. Crosby, of Greenville, S. C. SEND GREETING:

WHEREAS, I, Roy J. Crosby, the said, in and by my certain Promissory note in writing, of even date with these presents, am well and truly indebted to Morgan Austin Company, a Corporation of Greenville, South Carolina in the full and just sum of Thirty eight hundred fifty and ⁰⁰/₁₀₀ (\$3850.00) Dollars, to be paid One year after date

with interest thereon, from ⁴⁸⁵³ date at ^{June 6-305} semi-annual ⁶⁻³⁰⁵ 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; said note further providing for an attorney's fee of ¹⁰⁰ 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 (all of which is secured under this mortgage); as in and by the said note, reference being thereunto had, as will more fully appear.

NOW, KNOW ALL MEN, That I, Roy J. Crosby, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Morgan Austin Company according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, Roy J. Crosby, in hand well and truly paid by the said

Morgan Austin Company 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 Morgan Austin Company

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina County of Greenville, and just outside the corporate limits of the City of Greenville, described as follows to-wit: Beginning at a point on the South side of the old Spartanburg Road (North Street extended) at the Northwest corner of the lot of F. Scott Davenport and running thence South 63 deg. 19 min. West along the South side of said Spartanburg Road sixty-three feet to an iron pin; thence South 31 deg. 46 min. East One hundred Eighty-three and ¹⁰/₁₀₀ feet to an iron pin on the line of Lot Number Twenty-four of "Overbrook Property"; thence North 57 deg. 19 min. East Sixty-one and ¹⁰/₁₀₀ feet to an iron pin; thence North 31 deg. 5 min. West One hundred Seventy and ³⁰/₁₀₀ feet to a stake on said Spartanburg Road, the point of beginning. The lot of land conveyed is a portion of the West half of Lot Twenty-seven and the East part of Lot Number Twenty-six of "Overbrook Property, according to a map or plat thereof as made September 17, 1913 by H. Olive Jones, Engineer which plat is of record in the R. M. C. office for Greenville County, South Carolina, in Plat Book "E", at page 251.