

MORTGAGE OF REAL ESTATE TO ALESTER G. FURMAN

THE STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Wm. Lucia Richardson Boyd and R. H. Boyd.  
(hereinafter referred to as Mortgagor.....) SEND GREETING:

Whereas, the said Mortgagor has executed to Alester G. Furman one  
certain coupon note..... in writing, of even date with these Presents, in the sum of Three Thousand  
(3000-00)

..... Dollars,  
payable to Alester G. Furman.....

or bearer, at his office in Greenville, South Carolina, on January 21st 1930:

..... with interest thereon from date at the rate  
of seven (7%) per cent. per annum, to be computed and paid semi-annually on the Twenty-first days of July  
and January each year 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 not paid, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, 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 said debt 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 ten per cent. of the indebtedness as attorneys' 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 the said mortgagor..... in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to the said mortgagor, in hand well and truly paid by the said Alester G. Furman, at and before the signing of these Presents, 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 Alester G. Furman.....

all that certain square tract of land situate lying and being in Fairfax Township County and State South Carolina, located on the west side of South Main Street in the Town of Simpsonville, bounded by the C. & W. C. R. R. lands of C. F. Rice the M. C. Church of Simpsonville and others, and having the following metes and bounds to-wit:—

Beginning at an iron pin in the center of the C. & W. C. R. R. and running thence N. 86° W. 66-2 feet to iron pin thence N. 16° W. 92 feet to iron pin; thence N. 34° E. 26 feet to iron pin M. C. Church lot corner; thence S. 86° E. 66-7 feet to iron pin in center of the C. & W. C. R. R. thence S. 53° W. 114 feet to the beginning corner; The tract herein described being and including the following lots:

Same tract, conveyed to C. F. Rice by Thos. J. Holdsworth and Wm. Holdsworth, by deed dated January 9, 1918 and recorded in the office of R. M. C. for Greenville County in Volume 49 at page 3. The tract conveyed to C. F. Rice by W. H. Borenman by deed dated January 10, 1918, and recorded in said office of R. M. C. in Volume 45 at page 133. Also the portion of tract conveyed to C. F. Rice by J. A. Pollard and M. P. Brown by deed dated March 18, 1920 recorded in said office of R. M. C. in Volume 63 at page 516; That lies immediately back of the lot as recorded in Volume 45 at page 133; and being the same lands conveyed to me by deed of C. F. Rice, recorded in the office of R. M. C. for Greenville County, in Volume 106, at page 60 and being the same lot of land, of which a one-half interest was conveyed to R. H. Boyd by Lucia Richardson Boyd, by deed dated October 29, 1926, and recorded in the R. M. C. office for Greenville County in Volume 86, page 247.