

The State of South Carolina  
County of Greenville

To all whom these presents may come: *J. P. Creighton*, and wife Mary Carrell Stokes Creighton send Greeting:

Whereas, we the said J. P. Creighton, and wife Mary Carrell Stokes Creighton are well and truly indebted to H. Douglas Gray and E. D. Easterby in the sum of Fifteen Thousand Dollars and have given our note therefor dated March 27th, 1930, due and payable September 27th, 1930, with interest thereon from maturity at the rate of six per cent, per annum payable at its due date.

The above note is also secured by a deed of trust to H. C. Deckery, Trustee, on real estate situate in Mecklenburg County, N. C., and Mortgage deeds on real estate in Beaufort County, S. C., and Dorchester County, S. C. reference being thereto had will more fully appear.

Now, Know all men, that we the said J. P. Creighton and Mary Carrell Stokes Creighton, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, or any renewals thereof, to the said H. Douglas Gray and E. D. Easterby according to the terms of said note or renewals, and also in consideration of the further sum of Three Dollars to us and the said J. P. Creighton and Mary Carroll Stokes Creighton in hand well and truly paid by the said H. Douglas Gray and E. D. Easterby 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.

All that certain piece, parcel or lot of land, situate, lying and being in Ward 6, of the City of Greenville, in the County of Greenville, in the State of South Carolina, known and designated as Lot No. 8 on a plat of a survey of the Crescent Terrace property, by R. E. Dalton, C. E., and recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book E, at page 137, and being more particularly described as follows:

Beginning at an iron pin on the south side of Tilden Ave., joint corner of Lots #7 and #8 and running thence S. 0-53 E. 200 feet to an iron pin on the rear line of Lot # 19; thence N. 89-07 E. 67-feet to an iron pin on the rear line of Lot #18; thence N. 0-53 W. 200 feet to an iron pin, joint corner of Lots #8 and #9; thence S. 89-07 W. 67 feet to the beginning, and being the same lot conveyed to W. E. Bell by Polksett Realty Company by its deed dated October 31, 1922 and recorded in R. M. C. Office for Greenville County in Vol. 64 at page # 349. Being the same lot of land conveyed to J. P. Creighton by said W. E. Bell by his deed dated February 1st, 1933, and recorded in said office in Vol. 87, at page # 269.

This deed of trust is made subject to a deed of trust securing \$3,500.00 due the Equitable Life Assurance Society.

Together with all and singular the rights, members, hereditaments and appurtenances to the said Premises belonging; or in anywise incident or appertaining.

To Have and to Hold, all and singular the said premises unto the said H. Douglas Gray and E. D. Easterby, their heirs and assigns forever. And we do hereby bind ourselves, our Heirs, Executors and administrators to warrant and forever defend all and singular the said Premises unto the said H. Douglas Gray and E. D. Easterby, their Heirs and Assigns, from and against us and our Heirs, executors, administrators and assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

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 of not less than \_\_\_\_\_ 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 \_\_\_\_\_ name and reimburse 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 received, shall apply the residue of the said rents and profits towards 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 by 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.

Provided always, nevertheless, and it is the true intent and meaning of the parties to these presents, that if we the said J. P. Creighton and Mary Carroll Stokes Creighton, do and shall well and truly pay, or cause to be paid, unto the said H. Douglas Gray and E. D. Easterby the said debt or sum of money aforesaid, with interest thereon, if any shall be due, according to the true intent and meaning of the said note or renewals then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in

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