

MORTGAGE OF REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 69063

THE STATE OF SOUTH CAROLINA,
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I R. W. Dobson

SEND GREETING:

WHEREAS, I, the said R. W. Dobson, in and by my certain two promissory notes, in writing, of even date with these presents, are well and truly indebted to Virginia I. James in the sum of Two Thousand (\$2,000.00) Dollars and Manie H. James in the sum of Eight Thousand \$8,000.00 Dollars, to be paid in all Total Ten Thousand \$10,000.00 Dollars, one year after date hereof.

with interest thereon, from date 15-11-1925 at the rate of 7 per cent. per annum to be computed and paid. Principal Manie H. James. Interest Virginia I. James. 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 of an attorney's fee of Ten per cent. 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, the said R. W. Dobson, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Virginia I. James and Manie H. James according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said R. W. Dobson, in hand well and truly paid by the said Virginia I. James and Manie H. James 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 Virginia I. James and Manie H. James

Witness my hand and seal this 15th day of November 1925 at Greenville, S. C.

All of my one-half undivided interest of, in and to all that certain parcel and lot of land situate and being in the State of South Carolina, Greenville County, Chick Springs Township in the City of Greer, the North East Corner of the intersection of Trade Street and Randall Street, and having the following courses and distances, to-wit: Beginning at a point on Randall Street, which is the center of the Western Wall of the Beauden Brick Building and running thence with the center of the Western wall of the said building its entire length and on N. 12-15 W. making a total length of this line of sixty eight (68) feet to a point; thence N. 77-15 E. Sixty-six (66) feet to an iron pin; thence N. 12-15 W. thirty two (32) feet to an iron pin; thence S 77-15 W. One hundred and forty-two (142) feet to an iron pin on Trade Street; thence with Trade Street S 12-15 E. One Hundred (100) feet to point of intersection of Trade and Randall Street; thence with Randall Street N. 77-15 E. Seventy-six and two tenths (76.2) feet to the center of Western Wall of the Beauden brick building, and being the same lot of land described in a deed from W. P. Duncan to R. W. Dobson and J. C. Cunningham recorded in Vol. 49 at page 478, R. M. C. for Greenville County, and bearing date May 11, 1925, and as more fully shown by plat of the same recorded in Plat Book D. at page 244.