

MORTGAGE OF REAL ESTATE

THE STATE OF SOUTH CAROLINA,
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, *J. T. Garrett*

SEND GREETING:

WHEREAS, *J. T. Garrett*, the said *J. T. Garrett*

in and by *A.* certain *promissory* note... in writing, of
even date with these presents, *and* well and truly indebted to...

in the full and just sum of *Nine Hundred (\$900.00)*
Dollars, to be paid *Twelve (12) months after date*

with interest thereon, from *Jan 15 1919* date *pro* at the rate of *3 1/2* per cent. per annum to be
computed and paid *annually*

until paid in full all interest not paid *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 *\$100.00*

besides all costs and expenses of collection, to be
added to the amount due on the said note... to be collectible as a part thereof... 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 which is secured under this mortgage); as in and by the said note... reference being there-
unto had, as will more fully appear

NOW, KNOW ALL MEN, That *J. T. Garrett* the said *J. T. Garrett*

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said *J. C. Jones*

according to the terms of the said note... and also in consideration of the further sum of Three Dollars, to *me* the said *J. T. Garrett*

in hand well and truly paid by the said *J. C. Jones*

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, bar-
gain, sell and release unto the said *J. C. Jones, his heirs and assigns forever*

All that certain piece, parcel and tract of land lying and being
situate in County and State aforesaid, in Austin Township, contain-
ing 54 acres, more or less, and being made up of portions of two tracts
of land, one of which was conveyed to Martha Garrett, and others by
J. B. Jones and S. J. L. Hughes by deed recorded in R. M. C. office for
Greenville County in Book "24" page 382, containing a total of one hundred
acres, and the other conveyed to Martha Garrett, and others by S. J. L.
Hughes by deed recorded in R. M. C. office for Greenville County in Book
"R. R." at page 571, and containing in the aggregate 16 acres, which said
54 acres comprise all of the ^{two} aforesaid tracts of land except 12 1/4
acres conveyed away by Martha Garrett and others to S. J. L.
Hughes by deed recorded in R. M. C. Book "R. R." at page 565, and
another tract of land containing 50 acres, more or less, conveyed away by
J. T. Garrett to R. L. C. Brown by deed recorded in R. M. C. office for
Greenville County in Book 26 at page 251.

The 100 acre tract of land and the 16 acre tract of land above
referred to, with the exception of the 12 1/4 acre tract, were owned jointly
by Martha Garrett, J. T. Garrett, and R. L. C. Brown originally. The said
Martha Garrett died leaving of full force and effect her last will and
testament which is on file in the office of the Probate Court for
Greenville County, and according to the terms of which all the interest
of the said Martha Garrett in the said lands were willed to J. T.
Garrett except 53 acres, which were willed to Rosa Lee Compton
(now Brown). Later the said Rosalie Brown conveyed her entire
interest in all of the said lands to J. T. Garrett, who in turn
conveyed away to said R. L. C. Brown only a life estate in the 50 acre
tract of land herein above referred to - and which is not included
in the present deed of trust.

The above described 54 acre tract of land is bounded on
the north by lands of Dr. A. R. Hunter and H. A. Bridges, on the east
by the 50 acre tract, hereinabove described, on the South by Big
Durban Creek lands of D. D. Goldsmith, and on the west by
Dr. A. R. Hunter.

SAVED AND CANCELLED BY
RECORDED IN R. M. C. OFFICE
FOR GREENVILLE COUNTY
ON 12-15-1918
BY *W. H. HARRIS*
9154

Witness
J. C. Jones
Richard
J. C. Jones