

MORTGAGE OF REAL ESTATE

35298 PROVISIONAL LAWYER & MARTIN GREENVILLE

The State of South Carolina, }

COUNTY OF GREENVILLE

Surety Mortgage Company of Greenville, S. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETING:

WHEREAS, the said Surety Mortgage Company, in and by a certain promissory note in writing, of even date with these presents, is well and truly indebted to

W. Frank Hipp

in the full and just sum of Four thousand and no/100 (\$4,000.00) Dollars, to be paid one year after this date.

with interest thereon from date semi-annually 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

ten per cent. 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, 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, will more fully appear.

NOW, KNOW ALL MEN, That the said Surety Mortgage Company in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said

W. Frank Hipp

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to it the said Surety Mortgage Company

in hand well and truly paid by the said W. Frank Hipp

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 W. Frank Hipp, and his heirs and assigns:-

All those certain pieces, parcels and lots of land situate in the County of Greenville, State of South Carolina, and in the City of Greenville, on Rhett and Chicora streets as shown on plat made for Thos. M. Walker Company, Aug. 1919, and recorded in the R. M. C. Office for Greenville County in Plat Book "E", page 146, being known and designated as Lots Nos. 44, 45, 46, and 47, having a frontage on Chicora Street of 126 feet and running back to an 18 foot street; Lots Nos. 48, 49, 50, 51 and 52; having a frontage each on Chicora Street of 25 feet with a depth varying from 79.18 feet to 97.34 feet; Lots Nos. 56, and 57 fronting on Rhett Street 25 feet each, with a depth on one side of 91.4 feet and 95 on the other; and Lots Nos. 60, 61 and 62, having a frontage on Rhett Street of 25 feet each and a depth of 95 feet.

These lots are a part of the property formerly belonging to Chicora (Over) College, and being the same lots conveyed to the Carolina Real Estate Company by W. M. Wood, Trustee, by deed recorded in the R. M. C. Office for Greenville County in Deed Book 85, page 28. This is the same property conveyed to W. Frank Hipp by D. R. Cain, Receiver by a deed recorded in the office of the R. M. C. for Greenville County in Book 93, at page 211.

This obligation represents a balance due upon the purchase price; and the execution and delivery of this mortgage is duly authorized by a property resolution of the Corporation.

Handwritten notes: "Paid and satisfied on 2nd day of October, 1941", "W. Frank Hipp", "SATISFIED AND CANCELLED OF RECORD 4th DAY OF OCTOBER 1941", "GREENVILLE COUNTY, S.C.", "# 14550"

3 on Release of Lots 49, 50, 60, 76, Chicora St + Rhett St. See Deed Book 194 Page 25. (#11379) Release of Lots 51 & 52 Chicora St. recorded in Deed Volume 224 page 313