

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

87272 PROVINCE—BARBARD CO.—GREENVILLE

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Mrs. Clarice T. Wilson

SEND GREETINGS:

Whereas, I the said Mrs. Clarice T. Wilson
in and by a certain promissory note in writing, of even date with these presents, am
well and truly indebted to W. H. Wilson

in the full and just sum of Ten Thousand
(\$ 10,000.00) Dollars, to be paid
one year after date

with interest thereon from June 15, 1937 at the rate of 6 per centum per annum, to be computed and paid
annually

until paid in full; all interest not paid when due to bear
interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, 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; 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 his interests 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 10 per cent. of the indebtedness as attorneys' fees, this to be added to the mort-
gage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, that I the said Mrs. Clarice T. Wilson

, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment
thereof to the said W. H. Wilson

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me
the said Mrs. Clarice T. Wilson
in hand well and truly paid by the said W. H. Wilson

at and before 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. H. Wilson

All that piece, parcel or lot of land in Butler Township, Greenville County, State of South
Carolina, on the south side of the new United States Highway No. 29 and being known and designated
as Lot No. 2 as shown on plat made by W. J. Riddle February 5, 1937, and having the following metes
and bounds to-wit, according to said plat:

BEGINNING at a pin on said Highway, corner of Lot No. 1, the same being 706 feet from the inter-
section of the White Oak Road and said Highway and running thence with line of Lot No. 1 S. 37-34 E.
698 feet to an iron pin on line of lot No. 11; thence with line of Lot No. 11, S. 65-42 W. 421.3 feet
to an iron pin corner of Lot No. 3; thence with the line of Lot No. 3 N. 37-34 W. 606 feet to an iron
pin on said Highway; thence with said Highway N. 52-26 E. 410 feet to the beginning corner, and
containing 6.14 acres, more or less, and being a part of the land conveyed by Minerva J. Bradley, et
al, to me as Trustee by deed dated September 21, 1936, and recorded on February 5, 1937, in R.M.C.
Office for Greenville County in Vol. 192 at Page 88. This deed is made in pursuance to the authority
contained in said deed.

Subject, however, to the following restrictions which are a part of the consideration of this
deed and are made for the benefit of the grantor herein and the grantee, and for the benefit of the
other property of the grantor or her grantees, on both sides of said Highway, that is to say, said
restrictions are to extend from the intersection of the White Oak Road with said Highway S. 52-26 E.
a total distance on each side of said Highway of 1899.8 feet and a depth of 500 feet, which restric-
tions shall remain effective for a period of twenty years from the date of this deed, to-wit:

- (1) The property herein conveyed nor any part thereof shall be sold, rented, or otherwise
disposed of to persons of African descent.
- (2) The said property shall not be used for any unlawful business nor for anything which
would constitute a nuisance.
- (3) No building costing less than Seventy-five Hundred (\$7500.00) Dollars shall be erected
upon said lot other than out buildings appertaining to a dwelling.
- (4) The property shall be used exclusively for residential purposes.

The grantor herein agrees to hold the part of her property above described subject to the
restrictions contained in this deed, and to incorporate them in any deed to any part of said property
executed by her and any conveyance of any part of said property by her is hereby declared to be
subject to said limitations and restrictions.

STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE.

PERSONALLY appeared before me Sara Love who, being duly sworn, says that he saw the above
named W. H. Wilson sign, seal and as his act and deed, deliver the above written Assignment, and
that he with Wm. E. Henderson witnessed the execution thereof. Sara Love
Sworn to before me this 17th day of June, 1937. Wm. E. Henderson Seal, Notary Public for S.C.

Handwritten notes and stamps:
The State of South Carolina
Notary Public
James S. Davenport
Cashier
Sara Love
127
\$ 131.60
11-10