

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

40825 PROVENCE-ZARRARD CO.—GREENVILLE

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:
Mrs. Ethel J. Powell

SEND GREETINGS:

Whereas, I the said Mrs. Ethel J. Powell
in and by my certain promissory note in writing, of even date with these presents, am
well and truly indebted to Mrs. Etta Scruggs

in the full and just sum of Twelve Hundred
(\$ 1200.00) Dollars, to be paid
Twenty-four (\$24.00) Dollars per month, beginning with January 19, 1939.

with interest thereon from date at the rate of six per centum per annum, to be computed and paid
semi-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 of 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. Ethel J. Powell
in consideration of the said debt and sum of money aforesaid, and for the better securing the payment
thereof to the said Mrs. Etta Scruggs

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to
the said Mrs. Ethel J. Powell
in hand well and truly paid by the said Mrs. Etta Scruggs

receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents do grant, bargain, sell and release unto the said

Witness, Mrs. Etta Scruggs
Etta Scruggs

Full, satisfied and cancelled
9/18
RECORDED IN BOOK 14
PAGE 118
GREENVILLE COUNTY, S.C.
OCTOBER 1939
8731

Witness, Mrs. Etta Scruggs
Etta Scruggs
All that tract or lot of land in Austin Township, Greenville County, State of South Carolina as follows: About six miles and one-half (6½) miles south of the City of Greenville, near and to the West of the Laurens Road, containing 8-1/10 acres, more or less, and having the following metes and bounds as shown by plat made by W. S. Baldwin, Surveyor, Nov. 17, 1919, to be recorded; BEGINNING at an iron pin at the corner of George A. Johnson's land and running thence N. 31½ E. 15.20 to an iron pin; thence N. 80-3/4 E. 14.30 to a stone on said Johnson's line; thence with Johnson's line S. 30½ E. 12.50 to the beginning corner. This tract of land being triangular in shape and being the same land conveyed to A. W. Vaughn by George J. Johnson by his deed dated November 24, 1919. ALSO: All that certain parcel or tract of land situate, lying and being in Austin Township, County and State aforesaid, and having the following metes and bounds, to-wit: BEGINNING at stone Smith's corner; thence S. 80-3/4 W. 14.30 to stone; thence N. 30½ W. 23.20 to stone; thence S. 54¼ E. 22.05 to stone; thence N. 44-3/4 E. 7.14 to stone; thence S. 12-3/4 E. 10.00 to the beginning corner, containing 18½ acres, more or less, and adjoining lands of George Johnson, Estate of E. S. Smith, and others, and being the same land conveyed to A. W. Vaughn by George A. Johnson by his deed dated March 20, 1919, and recorded in Vol. 34 at page 479, RMC Office for Greenville County. ALSO: ALL that other certain tract of land situate in Austin Township, Greenville County, South Carolina, and containing 14-15/16 acres, more or less, and being the same tract of land conveyed to G. A. Johnson by J. C. Costner and adjoins lands of Col. F. G. Mauldin and others. And being the same lands this day conveyed to me by Mrs. Etta Scruggs. And this obligation represents a balance due on the purchase price of the lands. The mortgagee has agreed in her deed to pay the 1936 and 1937 taxes against the property here described. Should she not comply with that provision, then the mortgagor shall have the right to pay such taxes and use the tax receipts as a credit on this obligation.