

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

40825 TROUVENCE-JARRARD CO.—GREENVILLE

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, A. C. Sims

SEND GREETINGS:

Whereas, I the said A. C. Sims
in and by my certain promissory note in writing, of even date with these presents, am
well and truly indebted to Vance Edwards

in the full and just sum of Three Hundred Dollars
(\$) Dollars, to be paid one year after date

of Lien Foreclosed By Sale Under
A.D. 1942
No. E-9064
E. J. ...
MASTER

with interest thereon from date at the rate of 17 per centum per annum, to be computed and paid annually

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 mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, that I the said A. C. Sims
in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Vance Edwards

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me
the said A. C. Sims
in hand well and truly paid by the said Vance Edwards

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

Vance Edwards, his heirs and assigns:

All that piece, parcel or tract of land situate, lying and being in the County and State aforesaid, number of acres unknown, and having the following metes and bounds:

BEGINNING at a persimmon tree on the State Road corner of W. A. Hodges land and thence with his line to a chestnut tree near the old Pruitt House; thence with the Pruitt line to the State Road; thence with the State Road to the beginning corner, adjoining lands of W. A. Hodges, Elisha Pruitt lands, and being the same tract of land conveyed to Sallie Galloway by Davis W. Hodges, and by Sallie Galloway to Ernest Howard and Malinda Howard by deed recorded in R. M. C. Office for Greenville County, Volume 42, page 537, and also being the same tract of land conveyed to me by Maud Simms, deed recorded in said R. M. C. Office in Vol. 180, page 357.