

MORTGAGE OF REAL ESTATE—G.R.E.M. 5

42161 FROVENCE-JARRARD CO.—GREENVILLE

STATE OF SOUTH CAROLINA, }
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, O. B. Springfield

am well and truly indebted to

Mrs. J. W. Kelly

in the full and just sum of Two Thousand & no/100

Dollars, in and by my certain promissory note in writing, of even date herewith, due and payable ~~on the~~ 5

as follows: interest monthly in advance for a period of three years after date and thereafter \$37.00 per month for a period of five years at which time the remaining balance shall become due and payable, all monthly payments to be made on the 25th of each month, with privilege of anticipating payment in full at any time.

*Satisfied and paid in full
Oct 25 1940
Mrs. J. W. Kelly*

*RECORDED AND INDEXED
OCT 26 1940
JARRARD COUNTY, S.C.
P. M.*

with interest from date at the rate of 7% per centum per annum until paid; interest to be computed and paid annually, and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent. of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW KNOW ALL MEN, That I, the said O. B. Springfield

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the sealing and delivery 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

Mrs. J. W. Kelly

all that tract or lot of land in Greenville Township, Greenville County, State of South Carolina.

All that certain piece, parcel or tract of land situate, lying and being in Gannt Township, County of Greenville, State of South Carolina, containing 35.8 acres and according to plat of same made May 17, 1940, by G. A. Ellis, Surveyor, having the following courses and distances, to-wit:

BEGINNING at an iron pin in the middle of Grove Road at corner of the Ownes land and running thence along the middle of said road S 4 E 316 feet to bend; thence still along middle of said road S 10-15 E 267 feet to iron pin; thence leaving said road and running N 84 W 525 feet to iron pin; thence S 5 W 260 feet to stone; thence N 86 W 1890 feet to stone; thence N 4-30 E 680 feet to iron pin; thence S 86 E 1894 feet to iron pin; thence N 5 E 155 feet to iron pin; thence S 84 E 423 feet to the point of beginning. The property herein conveyed is made up of 29.5 acres of the 81 acre tract conveyed to T. A. Osteen by J. M. Green by deed dated October 17, 1872, recorded in the R. M. C. Office for Greenville County in deed book EEE at page 561 and the 6 acre tract, more or less, conveyed to T. A. Osteen by Marion B. Leach by deed dated January 12, 1938, recorded in said office in deed book 126 at page 392. The said T. A. Osteen died in the year 1938 seized and possessed of said property and by the terms of his will probated September 12, 1938, on file in the Probate Judge's Office for Greenville County the foregoing property was devised to the within grantors. This being the same property conveyed to me by Esther Osteen and others by deed dated May 18, 1940 yet to be recorded.