

MORTGAGE OF REAL ESTATE - G.R.E.M. 2

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, W. O. Groce SEND GREETINGS:

Whereas, I the said W. O. Groce

in and by MY certain Promissory note in writing, of even date with these presents, AM

well and truly indebted to The First National Bank of Greenville, S. C. as Trustee for the Estate of John B. Marshall

in the full and just sum of Four Thousand

(\$ 4,000.00) Dollars, to be paid, as follows: \$100.00 January 30, 1941

and \$100, on the 30th day of each succeeding month thereafter until three years after date when the remaining amount shall become due and payable.

with interest thereon from date at the rate of 6 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 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 W. O. Groce

in consideration of the said debt and sum of money aforesaid, and the bank securing the payment

thereof to the said The First National Bank of Greenville, S. C. as Trustee for the Estate of

John B. Marshall

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

the said W. O. Groce

in hand well and truly paid by the said The First National Bank of Greenville, S. C., as Trustee for the

Estate of John B. Marshall

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

The First National Bank of Greenville, S. C. as Trustee for the Estate of John B. Marshall-

All that certain piece, parcel or lot of land situate, lying and being in Greenville Township, Greenville County, State of South Carolina in Ward Two in the City of Greenville on Cemetery Street and Love Alley and having the following metes and bounds, to-wit:-

BEGINNING at a stone on the West side of said Street, which said Street is between the property formerly owned by C. P. Love and W. M. Mott, the same being the Southwest corner of Mott lot; thence N. 75 1/2 W. 2.06 chs. to a stone; thence N. 48 W. 0.60 to a stone; thence S. 8-3/4 W. 1.43 to a stone; thence S. 40 1/2 E. 3.50 to a stone; thence N. 20 W. 2.29 to the beginning corner, and being the same lot of land conveyed to W. O. Groce by E. Inman, Master by deed dated July 1, 1926 and recorded in Deed Book, Vol. 128 at page 234.

*paid in full
this the first of Jan 1941
The Greenville Trust Co. as Trustee for the Estate of John B. Marshall*

*RECORDED AND CANCELLED
#994
OFFICE OF GREENVILLE COUNTY, S.C.
JAN 30 1941*