

MORTGAGE OF REAL ESTATE

County, South Carolina. This being the same property conveyed to the within Mortgagor by H. E. Stewart by deed dated July 31, 1937, recorded in the R. M. C. office for Greenville County in Deed Book 199 at page 302.

Also, All the piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina just outside the limits of the City of Greenville and just west of Rutherford Street and Paris Mountain Road, known as Lot Nos. 15 and 16 on plat of property of Salvation Army recorded in office of R. M. C. for said County in plat Book F, page 247; Lot No. 15 having a frontage of 58.3 feet on the north side of Grant Street, with a depth in parallel lines of 100 feet; Lot No. 16 having a frontage of 58.25 feet on the north side of Grant Street, with a depth in parallel lines of 100 feet.

Also, All that other lot of land in Township, County and State aforesaid, just outside the limits of the City of Greenville, west of Rutherford Street, known as lot No. 18 on plat of property of Salvation Army, made by R. E. Dalton, Engineer, and recorded in R. M. C. Office for said County in Plat Book F, page 247, and having the following courses and distances: Beginning at a stake on the north side of Grant Street at corner of a ten foot alley and running thence with line of said lot N. 0-30 E. 100 feet to stake at corner of lot No. 11; thence with line of said lot S. 81-20 W. 54.2 feet to stake, corner of lot No. 17; thence with line of lot No. 17 S. 0-30 W. 100 feet to stake on Grant Street, and thence with Grant street N. 81-20 E. 54.2 feet to the beginning corner. This being the same property conveyed to the within Mortgagor by Julia D. Charles, Trustee by deed dated April 3, 1937, recorded in the R. M. C. Office for Greenville County in Deed Book 196 at page 21.

Also, All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, situate just outside the City limits of Greenville and just West of Rutherford Street and Paris Mountain Road, and being known and designated a s lot number 17 on plat of property of Salvation Army, made by R. E. Dalton, Engineer, June 1924 recorded in R. M. C. office for Greenville County in Plat Book F, Page 247, and being described according to said plat as follows:

Beginning at a point on Grant Street, joint corner of lots 17 and 18, and running thence along joint line of said lots N. 0-30 E. 100 feet to point, joint corner of lots 11, 12 17 and 18; thence along line of lot 12, S. 81-20 W. 58-25 feet to point, joint corner of lots 16 and 17; thence along joint line of lots 16 and 17 S. 0-30 W. 100 feet to point on Grant Street; thence along Grant Street, N. 81-20 E. 58.25 feet to point of beginning. This being the same property conveyed to the within Mortgagor by Eva M. Timmons by deed dated August 13, 1932, recorded in the R. M. C. office for Greenville County in Deed Book 161 at page 523.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said The Peoples National Bank of Greenville, S. C., its successors and assigns forever. And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said The Peoples National Bank of Greenville, S. C., its successors and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agrees to insure the house and buildings on said lot in a sum not less than nine-thousand Dollars in a company or companies satisfactory to the mortgagee, and keep the same insured from loss or damage by fire, and tornado assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do, then the said mortgagee may cause the same to be insured in its name and reimburse itself for the premium and expense of such insurance under this mortgage, with interest.

And if at any time any part of said debt, or interest thereon, be past due and unpaid, I hereby assign the rents and profits of the above described premises to said mortgagee, or its successors or Assigns, and agree that any Judge of the Circuit Court of said State may, at chambers or otherwise, appoint a receiver, with authority to take possession of said premises and collect said rents and profits, applying the net proceeds thereafter (after paying costs of collection) upon said debt, interest, cost or expenses; without liability to account for anything more than the rents and profits actually collected.

PROVIDED, ALWAYS, nevertheless, and it is the true intent and meaning of the parties to these Presents, that if I, the said mortgagor do and shall well and truly pay or cause to be paid unto the said mortgagee the debt or sum of money aforesaid, with interest thereon, if any be due, according to the true intent and meaning of the said note, then this deed of bargain shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.

AND IT IS AGREED by and between the said parties that said mortgagor is to hold and enjoy the said Premises until default of payment shall be made.

WITNESS my hand and seal, this 18th day of April in the year of our Lord one thousand nine hundred and 41 and in the one hundred and sixty-fifth year of the Independence of the