

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

THE STATE OF SOUTH CAROLINA,
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

U S BUILDING COMPANY

SENDS GREETINGS:

Whereas, the said U S Building Company
in and by its certain promissory note in writing, of even date with these presents, is
well and truly indebted to E. R. Griffin and Stewart Lumber Company

in the full and just sum of Forty-six thousand Seven Hundred Fifty
(\$46,750.00) Dollars, to be paid six months after date

with interest thereon from maturity at the rate of five 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 on collection, or if before its maturity 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 the said U S Building Company
in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said E. R. Griffin and Stewart Lumber Company

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the said U S Building Company
in hand well and truly paid to the said E. R. Griffin and Stewart Lumber Company

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

E. R. Griffin and Stewart Lumber Company:-

All those certain pieces, parcels or lots of land situate, lying and being on the Northwest side of and the Southeast side of Melville Avenue, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lots No. 2, 3, 6, 7, 9, 16, 17, 18, 19, 20, 22, 24, 25, 33, 34, 35 and 36, as shown on plat of Aberdeen Highlands, made by Dalton & Neves, Engineers, November, 1941, revised June, 1942, and on file in the office of the R. M. C. for Greenville County, South Carolina, in Plat Book M, at page 37, said lots having such metes and bounds as are shown on plat and to which reference is hereby made for a complete description.

This mortgage and note secured thereby are executed to the said E. R. Griffin and Stewart Lumber Company to secure the contract price to be due under the contract for the construction of dwellings on the properties described herein and it is contemplated that certain of said dwellings will be completed from time to time and either sold or permanently re-financed upon the completion thereof, and in order to accomplish this the said mortgagor and mortgagees herein have agreed upon a release price to be paid to the mortgagees for the release of any lot from the lien of this mortgage, which release prices are as follows:

The mortgagees agree that they will release the following lots from the lien of this mortgage upon payment to them of the sum of \$3050.00 for each lot so released; namely-
Lots 3, 6, 7, 9, 18, 22, 34 and 35.

The mortgagees agree that they will release the following lots from the lien of this mortgage upon payment to them of the sum of \$2350.00 for each lot so released; namely-
Lots 2, 16, 17, 19, 20, 24, 25, 33 and 36.

For value received we hereby transfer this mortgage unto
Early Bank and the note it secures with recourse.
7-17-42.

Witness
Willie D. Brown
J. A. Roper

E. R. Griffin
Stewart Lbr. Co.
By H. J. Stewart
(sole owner)

Assignment Recorded July 20, 1942 at 9:30 a.m. #7887

This mortgage paid and cancelled Dec 20, 1942
E. R. Griffin
Stewart Lbr. Co.
H. J. Stewart
(Sole Owner)

VALIDATED AND CANCELLED BY RECORDS SECTION OF M. C. FOR GREENVILLE COUNTY, S.C. #18018

FOR ASSIGNMENT TO THIS MORTGAGE SEE R. E. M. BOOK 313 (THIS BOOK) AT PAGE 62.
FOR RELEASE SEE R. E. M. BOOK 313 (THIS BOOK) AT PAGE 62.