

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, **J. A. BURNS**

SEND GREETINGS:

Whereas, **I** the said **J. A. Burns**
in and by **my** certain **promissory** note in writing, of even date with these presents, **am**
well and truly indebted to **Louise C. Gower**
in the full and just sum of **EIGHT HUNDRED TWENTY-FIVE AND NO/100**
(\$ **825.00**) Dollars, to be paid **three years after date**

with interest thereon from **date** at the rate of **four** per centum per annum, to be computed and paid **semi-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 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 **J. A. Burns**

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said **Louise C. Gower**

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

the said **J. A. Burns**
in hand well and truly paid by the said **Louise C. Gower**

receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by these Presents do grant, bargain, sell and release unto the said

Louise C. Gower-

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the west side of Bramlett Road (formerly known as Kelly Avenue) just outside the corporate limits of the City of Greenville, in the County of Greenville, State of South Carolina, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Bramlett Road, said pin being 115 feet south from the southwest corner of the intersection of Bramlett Road and Hampton Avenue Extension, and running thence with property now or formerly of Mrs. T. E. Pike, N. 78-38 W. 107.7 feet to an iron pin; thence S. 17-22 W. 53.3 feet to an iron pin; thence S. 78-24 E. 115.5 feet to an iron pin on the west side of Bramlett Road; thence with the west side of Bramlett Road N. 8-55 E. 51.5 feet to the beginning corner.

Being the same property conveyed to me by Louise C. Gower by deed of even date herewith, and to be recorded.

This mortgage is given to secure the unpaid portion of the purchase price.

In order to induce Louise C. Gower to accept the above mortgage, as a part of the purchase price for the property described above, the undersigned has agreed and does hereby agree to construct at the rear of the dwelling on said property a room which shall be adjacent to and a part of the dwelling, having dimensions of not less than 10' by 10', and such room to be constructed out of good sound material and to be done in a good workmanlike manner, this to be done on or before January 8, 1944, and it is agreed that should I neglect to build such room as hereinabove set forth that such shall constitute default under the terms of this mortgage and note secured hereby, and the mortgagee herein may forthwith declare this note due and payable at once and proceed to collect same under the provisions of any of the remedies herein set forth.

7142
RECORDED AND CANCELLED BY
24 DAY OF July 19 43
A. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:47 P. M.

Handwritten notes:
Paid in full and cancelled
24-7-43
Louise C. Gower