

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

REVISED—LAWSON CO.—GREENVILLE 1917

THE STATE OF SOUTH CAROLINA, }
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, J. H. Ellison

SEND GREETINGS:

Whereas, I the said J. H. Ellison
in and by my certain promissory note in writing, of even date with these presents, am
well and truly indebted to L. M. Gunby, in the full and just sum of Fourteen Hundred Twelve and 21/100
(\$1,412.21) Dollars, together with interest thereon from date hereof until maturity at the rate
in the full and just sum of of six (6%) per centum per annum, said principal and interest being payable in
monthly installments as follows: Dollars, to be paid

Beginning on the 10th day of May 1944 and on the 10th day of each month of each year thereafter
the sum of \$10.00, said payments to continue up to and including the 10th day of April 1951, and
beginning on the 10th day of May 1951 and on the 10th day of each month thereafter the sum of
\$20.00, said payments to continue thereafter until the principal and interest are paid in full;
the monthly payments are to be applied first to interest at the rate of six (6%) per centum per
annum on the principal sum of \$1,412.21, or so much thereafter as shall, from time to time, remain
unpaid, and the balance of each monthly payment shall be applied on account of principal

with interest thereon from 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 mort-
gage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, that I, the said J. H. Ellison

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment
thereof to the said L. M. Gunby

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

the said J. H. Ellison

in hand well and truly paid by the said L. M. Gunby

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

L. M. Gunby, his heirs and assigns:

All that certain piece, parcel or lot of land situate, lying and being on the east side of
5th Avenue, near the City of Greenville, in the County of Greenville, State of South Carolina,
in the Judson Mills No. 1 Village, being known and designated as Lots Nos. 39 and 40 on Plat
of Section No. 1 Judson Mills Village, made by Dalton & Neves, Engineers, August 1939, recorded
in the R. M. C. Office for Greenville County, S.C., in Plat Book K at pages 11 and 12, and
having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northeast corner of the intersection of 5th Avenue and
Wilburn Avenue, and running thence with the east side of 5th Avenue, N. 4-30 E. 147 feet to an
iron pin at joint front corner of Lots No. 40 and 41; thence with the line of Lot No. 41, S.
85-30 E. 89.5 feet to an iron pin; thence with the rear line of Lot No. 38, S. 4-30 W. 92 feet
to an iron pin on the north side of Wilburn Avenue; thence along the north side of Wilburn
Avenue, S. 63-30 W. 105 feet to the beginning corner.

This is the same property conveyed to me this day by L. M. Gunby and this mortgage is given
to secure the unpaid part of the purchase price, but is junior in rank to the lien of that
mortgage given by Westview Baptist Church to Judson Mills, recorded in Mortgage Book, Vol.
284, at page 83, R. M. C. Office for Greenville County, S.C.

Handwritten signatures and notes:
Paid in full
J. H. Ellison
L. M. Gunby
1944

SATISFIED AND CANCELLED OF RECORD
20th DAY OF
R.M.C. FOR GREENVILLE COUNTY, S.C.
AT 11 O'CLOCK A.M. NO. 12345