

MORTGAGE OF REAL ESTATE—G.R.E.M. 2

PROVIDOR—HARRARD CO.—GREENVILLE 51418

THE STATE OF SOUTH CAROLINA, }  
County of Greenville,

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, J. A. Bennefield

SEND GREETINGS:

Whereas, I the said J. A. Bennefield

in and by my certain promissory note in writing, of even date with these presents, am

well and truly indebted to F. L. Crow

in the full and just sum of Twelve Hundred Fifty and no/100

(\$1250.00) Dollars, to be paid in monthly instalments of twenty

dollars, each and every month hereafter, beginning 4th February, 1945, until principal and interest be paid in full; default in any payment or payments when due to cause entire debt at holder's option to at once become due and collectible:

with interest thereon from date hereof at the rate of six per centum per annum, to be computed and paid annually

from date in above payments 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 should be placed 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 J. A. Bennefield

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

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

in hand well and truly paid by the said mortgagee

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

F. L. Crow, his heirs and assigns:

Those two certain tracts or parcels of land in O'Neal Township, said County and State, School District 11-A, with all improvements thereon, designated as Tracts #3 and #4 on plat of the L. G. Miller A. R. Ross and C. Goodlett lots, prepared by W. A. Christopher, Surveyor Oct. 8th, 1924, and described as follows:

Tract No. 4, beginning at iron pin on road, cornering with lands now of formerly of William McAbee (formerly H. Stokes), and runs thence N 53-00 W 14.87 chains to a stone, cornering with lots 1, 2 and 3; thence as a dividing line between 3 and 4, N. 44-45 E. 13.23 chains to iron pin, cornering with Jas. Rollins (formerly H. A. Forrester); thence with the Rollins line, S 43-45 E 16.22 chains to iron pin on or in road; thence along and with said road, S 49-15 W 11.58 chains to the beginning corner; bounded on northeast by Mrs. Jas. Rollins; Southeast by Wm. McAbee; Southwest by Wm. McAbee and lot #2; northwest by lot #3, and being same conveyed to me by S. D. McAbee by deed recorded in 269, page 168.

Tract #3; adjoining the above tract, containing four and 25/100 acres, and beginning at stone, joint corner of lots 1, 2, 3 and 4 and runs thence N 50-15 W 2.30 chains to a snag on branch; thence with the said branch as follows: N 58-30 E 1-95 chains; N 17-40 E 1-71 chains; N 36-30 E 1-23 chains; N 13-45 W 1-32 chains; N 50- E 1-78 chains; N 56 E 1-50 chs; N 44-45 E 1-30 chs.; N 17-30 E 1-50 chs; N 10-30 E 1-96 chs to iron pin and poplar 3M, cornering with the Rollins line; thence S 49-45 E 5-00 chs to iron pin, cornering with lot #4; thence S 44-45 W 13.23 chains to the beginning corner; bounded North-east by Mrs. Jas. Rollins; Southeast by Tract #4; Southwest by lot #1, and northwest by said branch; also conveyed to me by S. D. McAbee by above deed.

RECORDED AND CANCELLED OF RECORD  
23rd DAY OF FEBRUARY 1945  
P.M.C. FOR J.A. BENNEFIELD  
ATTY. S. D. McABEE  
GREENVILLE COUNTY, S.C.  
NO. 22475