

MORTGAGE OF REAL ESTATE

NEWS Ptg. Co., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

*In Release, see R.E.M. Book 263, Page 150. - Lot 13 Sew
" " " " " " " " 367, " 206 - Lot 38
" " " " " " " " 368, " 114 - Lot 32*

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Northside Development Company, a South Carolina Corporation maintaining a principal place of business at Greenville, South Carolina, is well and truly indebted to City Savings Bank, of Charlotte, North Carolina, in the full and just sum of Ten Thousand (\$10,000.00) Dollars, in and by its certain promissory note in writing of even date herewith, due and payable on the 15th day of October, 1947, with interest from date at the rate of four and one-half (4½) per centum per annum until paid; interest to be computed and paid quarter annually, and if unpaid when due to bear interest at same rate as principal until paid, and the mortgagor has further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

AND, WHEREAS, the City Savings Bank may hereafter during the continuance of this instrument make further advances to the Northside Development Company and it is intended that the same with interest shall be secured hereby to the extent of Forty Thousand (\$40,000.00) Dollars.

KNOW ALL MEN, That the said Northside Development Company in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the mortgagor in hand well and truly paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said City Savings Bank of Charlotte, North Carolina all those four lots of land with the buildings thereon, lying and being in Greenville County, South Carolina, and being designated as lots Nos. 13, 25, 32 and 38 of White Oak Sub-division, property of Northside Development Company, as shown on a plat made by J. D. Pellett, Jr., in August 1946, with said lots fronting on White Oak Way (State Highway 291), on Sewanee Avenue and Auburn Street and being a portion of a forty-two acre tract now subdivided into ninety-seven lots shown on the plat herein mentioned. This property is a portion of the same conveyed to Northside Development Company by John D. Pellett on April 9, 1946, by deed recorded in the Office of Register of Mesne Conveyance for Greenville County, Greenville, S. C., in book 234, page 434.

The said City Savings Bank hereby expressly agrees to release from the lien of this mortgage any or all of the said lots upon payment to it of such sum as may be mutually agreed upon for each lot so released.

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

TO HAVE AND TO HOLD all and singular the said premises unto the said City Savings Bank of Charlotte, N. C., its Successors and Assigns forever.

And the mortgagor hereby binds itself, its Successors and Assigns to warrant and forever defend all and singular the said premises unto the said mortgagee, its Successors and Assigns, from and against the mortgagor, its Successors and assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

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

Handwritten signatures and stamps:
RECORDED AND CANCELLED
OFFICE OF REGISTER OF MESNE CONVEYANCE
GREENVILLE COUNTY, S. C.
APR 15 1947 P.M.