

The State of South Carolina,  
County of GREENVILLE

To All Whom These Presents May Concern:

I, W. O. Groce SEND GREETING:

Whereas, I, the said W. O. Groce  
in and by my certain promissory note in writing, of even date with these  
presents, am well and truly indebted to The First National Bank of Greenville,  
South Carolina  
in the full and just sum of **Four Thousand, Five Hundred (\$4,500.00) Dollars**  
to be paid **Seventy-five (75) days from date hereof**

, with interest thereon from **date**  
at the rate of **Five** per centum per annum, to be computed and paid **at maturity**

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, then 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 attorney's 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 W. O. Groce

, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said First National Bank of Greenville, South Carolina according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said W. O. Groce

, in hand well and truly paid by the said First National Bank of Greenville, South Carolina at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released and by the Presents do grant, bargain, sell and release unto the said First National Bank of Greenville, its successors and assigns, forever:

All that certain piece, parcel or lot of land, together with the building and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina on the east side of Luther Street (now Lindbergh Avenue) and being known and designated as Lot No. 4 as shown on plat of property of Ollie J. Duncan, prepared by Dalton and Neves, Engs., July 1945, which plat is recorded in Plat Book "R", at page 179, R.M.C. Office, Greenville, County, S. C., and having according to said plat the following metes and bounds, to wit:

(OVER)

*Paid & Satisfied in full  
July 31-1948  
First National Bank of  
Greenville, S.C.  
W. L. Hester cashier  
Wit: S. Bailey*

#16739  
RECORDED 31 JULY 1948  
Ollie Farnsworth  
10:05