

DEED TO SECURE DEBT WITH POWER OF SALE (SHORT FORM)

BOOK 660 PAGE 159

South Carolina
STATE OF ~~GEORGIA~~ Greenville COUNTY.

In consideration of One thousand Five Hundred and no/100----- DOLLARS,
the receipt whereof is hereby acknowledged, George W. Cole

of St. Simons Island, Georgia, of the first part, has this day bargained and
sold and do es hereby transfer and convey unto St. Simons State Bank

St. Simons Island, Georgia
successors, heirs, executors, administrators and assigns, of the second part, the following described tract of land, to wit:

"All that certain tract of land, situate in Chick Springs
Township-County of Greenville, State of South Carolina, con-
taining 19 1/2 acres, more or less, and having the following
metes and bounds, to-wit:

Beginning at a stone andiron pin in Mountain Creek Road;
thence N. 1-0 W. 499 feet to a stone; thence N. 82-30E.
264 feet to sweet gum; thence N. 8-0 E. 452 feet to iron
pin; thence S. 71-0 E. 860 feet to stone; thence E. 60-30
E. 330 feet to stake; thence S. 21-30 W. 245 feet to stake;
thence S. 32-45 W. 248 1/2 feet to angle in Mountain Creek Road;
thence S. 51-15W. 399.8 feet to stake; thence S. 65-45 W. 458
feet to angle in Mountain Creek Road; thence N. 85-0 W. 251
feet to angle in Mountain Creek Road; thence N. 85-0 W. 220
feet to the beginning corner, all of which more fully appears
on survey of land of J.R.Cole, Deceased, made by Dalton & Neves,
Surveyors, November, 1929, being land conveyed to J.R.Cole
by J.W.Gray, Master, by deed recorded in the R.M.C. Office for
Greenville County in Book UUU page 77.

TO HAVE AND TO HOLD the same in fee simple; and said first party warrants the title to the same unto said sec-
ond party and assigns.

This conveyance is made to secure a debt of \$ 1,500.00 under Title 67, Section 1301 of the Code of
Georgia of 1933, and any other present or future indebtedness or liability of mine to second party. The debt hereby se-
cured is described as follows: 1 notes, or any notes given in renewal thereof, for \$ 1,500.00
dated 9-2-1955 due in 90 DAYS

bearing interest at 6 per cent. per annum from 9-2-1955

In case this debt is not paid promptly when due, I authorize said second party, its successors or assigns, at option to sell
said described property at public outcry before the court house door in Greenville County
County, Georgia, to the highest bidder for cash to pay said debt, with interest thereon and the expenses of the proceedings,
including ten per cent. attorney's fees, if the claim be placed in the hands of an attorney for collection, after advertising
the time, place and terms of sale in a newspaper of general circulation in said county once a week for four weeks. And
said second party, its successors or assigns, may make to the purchaser title in fee simple to the same; and said second party
or assigns are hereby authorized to bid and to buy at said public sale. The proceeds of said sale are to be applied first to
payment of said debt and interest, and expenses of this proceeding; the remainder, if any, paid to said first party; said
first party agreeing to surrender possession of said property without let or hindrance of any kind. But the foregoing powers
for realizing on this security are cumulative only, and coupled with an interest, and are irrevocable by death or otherwise.

I agree to maintain \$ 1,500.00 fire insurance on building on this property with loss payable to second party.

Said first party hereby covenants that fee simple title to said property is vested in him, and that there are no liens of
any nature against me.

Witness my hand and seal, this 2 day of Sept, 1955

Signed, sealed and delivered in the presence of:

George W. Cole (Seal)

Sylvia Smithey (Seal)

Notary Public, *Elynn* County, Ga. (Seal)
My Commission Expires January 27, 1957

(over) ↓

Handwritten notes at the bottom of the page, including "to a copy same of a deed" and "This deed was recorded in 1957".

Handwritten number "1510" on the right margin.