

Beginning at a point on the Augusta Road, corner of property of Sallie Walden, and running thence with her line, N. 87-30 E. 283 feet to an iron pin; thence N. 18-15 W. 154 feet to an iron pin; thence N. 52-15 E. 729 feet to an iron pin; thence S. 26-30 E. 601 feet to stake, corner of Lot No. 7; thence with line of said lot S. 63-30 W. 1089 feet to the Augusta Road; thence with said Road N. 26-30 W. 50.4 feet to bend; thence N. 7-00 W. 300 feet; thence N. 27-30 W. 79.5 feet to the beginning corner; being the same property conveyed to Sallie Walden by Cherry Investment Company by deed dated March 20, 1939, recorded in Book of Deeds 210 at page 181.

It is understood and agreed that as to Tract No. 1 this mortgage is junior in lien to the mortgage executed by Sallie Walden to Fidelity Federal Savings and Loan Association, Greenville, S. C., in the sum of \$3,000.00 recorded in Book of Mortgages 294 at page 85, and that as to Tracts Nos. 2, 3 and 4 this mortgage is junior in lien to the mortgage executed by Sallie Walden to The First National Bank, Greenville, S. C., dated September 6, 1940, recorded in Book of Mortgages 294 at page 84, in the sum of \$2500.00

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

TO HAVE AND TO HOLD, all and singular, the said Premises unto the said Mortgagee, ~~xxxx~~ and its Successors ~~xxxx~~ and Assigns, forever. And I do hereby bind myself and my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Mortgagee and its Successors ~~xxxx~~ and Assigns, from and against myself and my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim same or any part thereof.

And the said Mortgagor agree to insure the house and buildings on said lot in a sum of not less than Five Thousand (\$5,000.00)

Dollars in a company or companies satisfactory to the Mortgagee; and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said Mortgagee; and that in the event that the Mortgagor shall at any time fail to do so, then the said Mortgagee may cause the same to be insured in mortgagor's name and reimburse itself for the premium and expense of such insurance under this mortgage, with interest.

And if at any time any part of said debt, or interest thereon, be past due and unpaid, I hereby assign the rents and profits of the above described premises to said mortgagee, or its successors ~~xxxx~~ or Assigns, and agree that any Judge of the Circuit Court of said State may, at chambers or otherwise, appoint a receiver, with authority to take possession of said premises and collect said rents and profits, applying the net proceeds thereof (after paying costs of collection) upon said debt, interest, costs or expenses; without liability to account for anything more than the rents and profits actually collected.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these Presents, that if the said Mortgagor do and shall well and truly pay or cause to be paid unto the said Mortgagee the debt or sum of money, with interest thereon, if any 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.

AND IT IS AGREED, by and between the said parties, that the said Mortgagor is to hold and enjoy the said Premises until default of payment shall be made.

WITNESS my hand and seal, this 17th day of September, in the year of our Lord one thousand, nine hundred and forty and in the one hundred and sixty-fifth year of the Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of:

Grace V. Donald	}	Mrs. Sallie Walden	(L. S.)	
Mrs. M. D. Howell			(L. S.)	
				(L. S.)
				(L. S.)

THE STATE OF SOUTH CAROLINA, } MORTGAGE OF REAL ESTATE
Greenville County.

PERSONALLY appeared before me Mrs. M. D. Howell and made oath that she saw the within named Sallie Walden

sign, seal and as her act and deed deliver the within written deed, and that she, with Grace V. Donald witnessed the execution thereof.

SWORN TO before me this 17th day of September, A. D. 1940
Grace V. Donald (L. S.)
Notary Public for South Carolina.

THE STATE OF SOUTH CAROLINA } (MORTGAGOR A WOMAN)
Greenville County RENUNCIATION OF DOWER

I, _____, do hereby certify unto all whom it may concern that Mrs. _____, the wife of the within named _____, did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within named _____

Heirs and Assigns, all her interest and estate, and also all her rights and claim of Dower of, in or to all and singular the Premises within mentioned and released.

GIVEN under my hand and seal, this _____ day of _____, A. D. 19____

(L. S.)
Notary Public for South Carolina.

Recorded September 19th, 1940, at 12:35 o'clock P. M.
BY: N.S.