

MORTGAGE OF REAL ESTATE

WALKER, FRANK & COMPANY, CHARLOTTE, S. C. 14255-2-13-40

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Floyd Blackwell and wife, Eva Blackwell, SEND GREETINGS:

WHEREAS, we, the said Floyd Blackwell and wife, Eva Blackwell, are well and truly indebted to Tryon Federal Savings and Loan Association, in the sum of Five Hundred fifty-eight and (\$558.30) thirty cents, with interest from date hereof on unpaid principal at six per cent per annum, which indebtedness is payable in installments of Ten (\$10) Dollars on the first day of each succeeding month beginning March 1, 1943, and continuing until said indebtedness shall have been paid in full. Said payments are to be credited first on the interest then due and the balance of the principal and in said note we have also agreed to pay costs of collection and attorney's fee in the event of collection by an attorney, all of which will appear by reference being thereto and will more fully appear.

NOW KNOW ALL MEN, That we the said Floyd Blackwell and wife, Eva Blackwell, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Tryon Federal Savings and Loan Association according to the terms of the said note and mortgage and also in consideration of the further sum of Three Dollars to us, the said Floyd Blackwell and wife, Eva Blackwell, in hand well and truly paid by the said Tryon Federal Savings and Loan Association 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 DO grant, bargain, sell and release unto the said Tryon Federal Savings and Loan Association, its successors and assigns, all that certain lot or parcel of land in Glassy Mountain Township, Greenville County, State of South Carolina, bounded and described as follows: Beginning on an iron pin a corner of a 51 acre tract sold by John C. Fisher to Jerry Drew and running thence South 71 degrees 45 minutes East into and with the road 180 feet; thence still with the road South 52 degrees 30 minutes East to a stake Fisher's corner; thence with his line North 3 degrees West 380 feet to an iron pin Fisher and John Lankford's corner; thence North 66-1/2 degrees West 400 feet to a stake; thence South 71 degrees West 268 feet to a stake in the road corner of the aforesaid Drew tract; thence with the road and Drew's line 8 calls as follows: South 7-1/2 degrees East 100 feet; South 38 degrees East 25 feet; South 78 degrees East 25 feet; North 35-1/2 degrees East 50 feet; South 65 degrees East 100 feet; North 85 degrees East 100 feet; South 57 degrees East 70 feet; South 23 degrees East 250 feet to a stake in the road; thence North 70 degrees West 30 feet to the beginning, containing 2.8 acres more or less.

The above described property is the identical property conveyed to Floyd Blackwell and his wife, Eva Blackwell, by deed from John C. Fisher, which has been duly recorded in the Office of Register of Mesne Conveyance for Greenville County, South Carolina, in Vol. 232, page 379, reference to said deed being hereby had in aid of the description.

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 Tryon Federal Savings and Loan Association, its successors and Assigns forever.

And we do hereby bind ourselves and our Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said Tryon Federal Savings and Loan Association, its successors and Assigns, from and against us and our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And the said mortgagors agree to insure the house and buildings on said lot in the sum of not less than Four Hundred sixty-two Dollars, and keep the same insured from loss or damage by fire, and assign the policy of insurance to the said Tryon Federal Savings and Loan Association and that in the event the mortgagor shall at any time fail to do so, then the said Tryon Federal Savings and Loan Association may cause the same to be insured in its name and reimburse itself for the premium and expense of such insurance under this mortgage.

And the said mortgagors agrees to pay the said debt or sum of money, with interest thereon, according to the true intent and meaning of the said note and mortgage together with all costs and expenses which the said mortgagee shall incur or be put to, including a reasonable attorney's fee, chargeable to the above described mortgaged premises, for collecting the same by demand of attorney or by legal proceedings.

PROVIDED ALWAYS, nevertheless, and it is the true intent and meaning of the parties to these Presents, that if we, the said Floyd Blackwell and Eva Blackwell do and shall well and truly pay, or cause to be paid, unto the said Tryon Federal Savings and Loan Association the said debt or sum of money, with interest thereon, if any shall be due, according to the true intent and meaning of the said note and mortgage, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.

Witness our hands and seal this 1st day of February, in the year of our Lord One Thousand Nine