

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Lyman A. Riche and Kate H. Riche, of Greenville, S.C. SEND GREETINGS:

WHEREAS we the said Lyman A. Riche and Kate H. Riche

in and by our certain promissory note, in writing, of even date with these presents are well and truly indebted to

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full and just sum of

Three Thousand and No/100

(\$ 3,000.00) Dollars, with interest at the rate of (6%) per centum per annum, to be repaid in instalments of

Twenty-Eight and No/100 (\$ 28.00) Dollars upon the first

day of each and every calendar month hereafter in advance, until the full principal sum, with interest has been paid, said monthly payments shall be applied first to the payment of interest, computed monthly on the unpaid balance, and then to the payment of principal; said note further providing that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note, shall, at the option of the holder thereof, become immediately due and payable, who may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum attorney's fee besides all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That we the said Lyman A. Riche and Kate H. Riche

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST FEDERAL SAVINGS AND

LOAN ASSOCIATION, OF GREENVILLE, S. C., according to the terms of said note and also in consideration of the further sum of Three Dollars to

the said Lyman A. Riche and Kate H. Riche

in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., at and to the said Lyman A. Riche and Kate H. Riche these presents (the receipt whereof is hereby acknowledged), we have granted, sold and released, and by these presents do grant, bargain, sell and release unto the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C. the following described property to-wit:

"All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville,

in Greenville Township, about three miles northwest of the City of Greenville, and being known and designated as Lot No. 17, of the Colonia Company Tract, as shown on plat thereof recorded in the R. M. C. office for Greenville County in Plat Book G, at page 112, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southeast side of South Franklin road, at the joint corner of Lots Nos. 16 and 17, and running thence along the joint line of said lots, S. 44-22 E. 204.3 feet to an iron pin at the joint rear corner of said lots; thence N. 44-47 E. 60 feet to an iron pin at the joint rear corner of Lots Nos. 17 and 18; thence along the joint line of said lots, N. 44-22 W. 203.3 feet to the corner of said lots on the southeast side of South Franklin Road; thence along the line of said road, S. 45-38 W. 60 feet to the beginning corner. Subject, however, to an easement along the joint line of Lots Nos. 17 and 18, for a ditch as shown on the plat above referred to. Being the same lot conveyed to us by Leonard D. Nix by deed of even date herewith, and not yet recorded, this mortgage being given to secure the unpaid portion of the purchase price thereof."

Diagonal stamp: FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, S. C. CANCELLED. Includes handwritten numbers 10952, 21, and 1945, and signatures.