

State of South Carolina, }

## MORTGAGE OF REAL ESTATE

County of GREENVILLE }

## To All Whom These Presents May Concern:

I, Wilburn H. Toole

SEND GREETING:

WHEREAS, I, the said Wilburn H. Toole

in and by my certain promissory note, in writing, of even date with these presents, am well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and just

sum of Sixty-two Hundred and Fifty and no/100 (\$ 6250.00) Dollars,

with interest at the rate of ~~seven and 1/2%~~ per centum per annum, to be repaid in instalments ofSix (6%)  
Seventy-five and no/100 (\$ 75.00) Dollars upon the first

day of each and every calendar month hereafter 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 a ten per cent 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 I, the said Wilburn H. Toole

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, according to the terms of said

note, and also in consideration of the further sum of Three Dollars to me, the said

Wilburn H. Toole

in hand well and truly paid by the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, at and before the signing 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 WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION 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 Chick Spring Township, near the southern edge of the corporate limits of the Town of Greer, lying on the north side of Carey Avenue, being shown and designated as Lots No. 6-F, a small portion of Lot No. 6-K, and Lot No. 6-G, on a plat of the property of W.C. Smith, prepared by H. S. Brockman, Surveyor, and recorded in Plat Book T, page 10, R.M.C. Office for Greenville County, and having the following courses and distances, to wit: Beginning on an iron pin on the north side of Cary Avenue, joint corner of 6-E and 6-F on the 1936 plat, and runs thence with the dividing line of the said two lots N. 35-00 E. 212 feet to an iron pin, joint corner of 6-E and 6-K on the 1936 plat, and cornering on line of lot No. 2 on the 1947 plat; thence with the dividing line of lots 1 and 2 (1947 plat) S. 55-04 E. 57.4 feet to an iron pin on line of lot No. 6, 1947 plat; thence with the dividing line of lots 1 and 6 on the 1947 plat S. 30-05 W. 21.2 feet to an iron pin, joint corner of lots 1 and 2 on the 1947 plat and of lots 6-F and 6-G on the 1936 plat; then continuing with the same degree and the dividing line of lots 6-F and 6-G, S. 30-05 W. 181.7 feet to an iron pin on the north side of Carey Avenue; thence with the north side of Carey Avenue N. 63-04 W. 75 feet to the beginning corner. Being the same property conveyed to Wilburn H. Toole by W. Paul Smith, et al. by deed recorded in Book 330, page 391, R.M.C. Office for Greenville County.

ALSO: Beginning on an iron pin on the north side of Carey Avenue, joint corner of lots 6-F and 6-G, and runs thence with the dividing line of the said two lots N. 30-05 E. 181.7 feet to an iron pin on the line of lot 6-K; thence with the line of lot 6-K S. 65-20 E. 60 feet to an iron