

NOV 1 2 57 PM 1954

State of South Carolina, ^{JE BARNSWORTH}
County of Greenville) **MORTGAGE OF REAL ESTATE**

To All Whom These Presents May Concern:

I -- W. E. Dobbins, SEND GREETINGS:

WHEREAS, I the said W. E. Dobbins

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 One thousand and no/100 - - - - - (\$1,000.00) Dollars,

with interest at the rate of -six- (6 %) per centum per annum, to be repaid in installments of Ten and no/100 - - - - - (\$10.00) 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 W. E. Dobbins

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

W. E. Dobbins 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 the City of

Greer, on the south side of Bearden Avenue, formerly known as Cemetery Street, and North Avenue, and having the following courses and distances, to-wit:-

Beginning at a stake on the south side of Bearden Avenue, joint corner with L.E.Hunt lot; thence with the Hunt lot line, S 4-00 W two hundred and eight (208) feet to stake on Turner Crain's line; thence with Crain's line, S 84-3/4 E fifty (50) feet to a stake on said line and cornering with Annie T. Howell's lot; thence N 4-00 E two hundred eight (208) feet to a stake on the south side of Bearden Avenue; thence with the south side of said Avenue, N 84-3/4 W fifty (50) feet to the beginning corner; and being the same conveyed to me by deed of Vernon Duncan, June 6th, 1945, and recorded in Vol. 276 page 273.

This is second lien thereon: first held by same mortgagee.