



State of South Carolina }

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, J. D. Smith, of Greenville County, SEND GREETING:

WHEREAS, I the said J. D. Smith

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

full and just sum of One Thousand, Nine Hundred and No/100 - - - - (\$ 1,900.00 )

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

Nineteen and No/100 - - - - - (\$ 19.00 ) 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 beside 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 J. D. Smith

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, ac-

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

the said J. D. Smith

in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, 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 FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, 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 Springs Township, adjacent to the southwest side of Piney Mountain, on the northeast side of McGee Road, about 16 feet from said road, adjoining lands now or formerly owned by W. T. Eddings on the north, lands of J. P. Griffin on the east and south, and the McGee lands on the West, having the following metes and bounds, as shown on plat made by J. Earle Freeman, May 4, 1937:

"BEGINNING at an iron pin in an old road bed 16 feet from the McGee Road, and running thence N. 51-3/4 E. 3.16 chains to an iron pin in gully; thence S. 43-1/2 E. .80 chains to iron pin; thence S. 51-3/4 W. 3.16 chains to iron pin in old road bed; thence N. 43-1/2 W. .80 chains to beginning corner, containing one-quarter acre, more or less, including the plumbing, electrical and heating fixtures now located on said premises, or to be installed thereon, which are hereby expressly agreed to be a part of the realty. Being the same conveyed to me by P. F. Cureton, et al. by deed dated November 6, 1948 and recorded in the R. M. C. office for Greenville County in Vol. 364, at page 242."