

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Joseph R. Leonard, of Greenville County, S. C., SEND GREETINGS:

WHEREAS I, the said Joseph R. Leonard

in and by my certain promissory note, in writing, of even date with these presents, am well and truly indebted to FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of TWENTY-FIVE HUNDRED & NO/100 (\$ 2500.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of TWENTY-FIVE & NO/100

(\$ 25.00) 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 reasonable 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.

NOW, KNOW ALL MEN, That I, the said Joseph R. Leonard

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, to the said FIDELITY 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 me the said Joseph R. Leonard

in hand well and truly paid by the said FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C. 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 FIDELITY 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, on the South side of Cureton Street, near the City of Greenville, being shown as Lot No. 15, of Block E, on plat of "Sanatanah" made by J. E. Sirrine & Company, Engineers, August 25, 1923, recorded in the R. M. C. Office for Greenville County in Plat Book "F" at Page 131, and described as follows:

Beginning at a stake on the South side of Cureton Street, at corner of Lot No. 16, and running thence with the line of said lot, S. 26-30 E. 150 feet to a stake, corner of Lot No. 7; thence with the line of said lot, S. 63-35 W. 60 feet to a stake, corner of Lot No. 14; thence with the line of said lot, N. 26-30 W. 150 feet to a stake on Cureton Street; thence with the Southern side of Cureton Street, N. 63-35 E. 60 feet to the beginning corner; being the same property conveyed to Joseph R. Leonard by Greenville Building and Loan Association by deed dated July 18, 1932, and recorded in the R. M. C. Office for Greenville County in Book of Deeds "154" at Page 219.

And the mortgagor(s) hereby agree, on demand of the mortgagee at any time, to pay 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 reasonable 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.

For position of this paragraph see other side of page

Handwritten notes:
I am full
Nov 1941
Greenville Building and Loan Association
Secretary
Adolphin
Crest
16052

RECORDED AND CANCELLED
NOV 5th
JAMES W. JAMES
GREENVILLE COUNTY, S. C.
12-25-41