Vol. 800

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, H. A. Dameron, Jr., of Greenville County, S. C., SEND GREETINGS:

WHEREAS I the said H. A. Dameron, Jr.

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 THIRTY-ONE HUNDRED & NO/100 ($ 3100.00) Dollars,

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

($ 31.00) 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 H. A. Dameron, Jr.,

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 H. A. Dameron, Jr.,

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 East side of Tomassee Avenue, near the City of Greenville being known and designated as Lot No. 3 as shown on plat of Property of C. B. Martin made by R. E. Dalton, C. E., recorded in the R. M. C. Office for Greenville County in Plat Book F at page 102, and having the following metes and bounds:

Beginning at an iron pin on the East side of Tomassee Avenue, joint corner of Lots Nos. 1 and 3, said iron pin being 70 feet South of the intersection of a 20 foot alley separating the property of C. B. Martin and the Augusta Road School site, and running thence with the joint line of Lots Nos. 1 and 3, S. 71-35 E. 171.9 feet to the joint rear corner of Lots Nos. 1, 2, 3 and 4; thence with the rear lines of Lots Nos. 3 and 4, S. 16.51 W. 69.9 feet to the joint rear corner of Lots Nos. 3, 4, 5 and 6; thence with the line of Lots Nos. 3 and 5, N. 71-35 W. 177.6 feet to an iron pin on Tomassee Avenue; thence with the Eastern side of Tomassee Avenue, N. 21-35 E. 70 feet to the beginning corner; being the same property conveyed to H. A. Dameron, Jr., by C. B. Martin by deed dated February 26, 1940, and recorded herewith.

And the mortgagor(s) do(es) hereby agree, on demand of the mortgagee at any time, [illegible] the first day [illegible] of principal [illegible] and in addition to the monthly payments [illegible] a sum equal to one-twelfth (1/12th) of the [illegible] expected to pay on demand, at any time, any additional sums necessary to pay these items. [illegible] of the monthly installments due under the terms of this mortgage and the note secured thereby.

For position of this paragraph see other side of page

Satisfied in full 1941 Fidelity Federal Savings & Loan Assn. By H. A. Dameron Jr. Pres. Attest: Paid 25 day June 1941 Fidelity Federal Savings & Loan Assn. By H. A. Dameron Jr. Pres. Attest: Witness: [illegible] Witness: [illegible]

CANCELLED AND CANCELLED OF RECORD THIS 25 DAY OF June 1941 FOR GREENVILLE COUNTY, S. C. Ollie Farnsworth R.M.C. #7589