

MORTGAGE OF REAL ESTATE—G.R.E.M. 10

44084 PROVENGE—JANUARY 20—GREENVILLE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, M. L. Polk and Maude Polk, of Greenville County, S. C. SEND GREETINGS:

WHEREAS we the said M. L. Polk and Maude Polk

in and by our certain promissory note, in writing of even date with these presents, we are well and truly indebted to FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of TWENTY-SIX HUNDRED & NO/100

(\$ 2,600.00) Dollars,

with interest at the rate of six (6%) per centum per annum to be repaid in installments of TWENTY-ONE & 95/100

(\$ 21.95) 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 we, the said M. L. Polk and Maude Polk

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 us

the said M. L. Polk and Maude Polk 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 Butler Township, at the southeast corner of the intersection of Highland Drive and Claremore Avenue, near the city of Greenville, being known and designated as Lot No. 1, Block L, Section 5 on plat of "East Highlands Estates" made by Dalton & Neves, Engineers, in February 1941, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book K at pages 78, 79 and 80, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the Southwest side of Claremore Avenue, joint front corner of Lots Nos. 1 and 2, Block L, and running thence with the line of Lot No. 2 S. 41-57 W. 178.8 feet to an iron pin on the Northeast side of a 10 foot alley; thence with said alley N. 41-23 W. 10 feet to an iron pin on the East side of Highland Drive; thence with said Highland Drive N. 17-35 E. 155 feet to an iron pin on said Drive; thence continuing with the Southeast side of said Drive along a curved line N. 72-27 E. 34.4 feet to an iron pin on the Southwest side of Claremore Avenue; thence with Claremore Avenue S. 50-25 E. 86.5 feet to the beginning corner; being the same property conveyed to M. L. Polk and Maude Polk by Conyers & Gower, Inc., by deed dated July 2, 1941, recorded in the R. M. C. Office for Greenville County, S. C., in Book of Deeds 236 at Page 135.

RECORDED AND CANCELLED OF
#12498
FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C.

Witness:
R. M. C. Office
Greenville, S. C.