

MORTGAGE OF REAL ESTATE

WALKER, EVANS & COGENT CO., CHARLESTON, S. C. 14508-8-13-40

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Louie E. Smith, of Greenville, S. C., SEND GREETINGS:

WHEREAS I, Louie E. Smith, the said

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, S. C., in the full and just sum of THREE THOUSAND, FIVE HUNDRED & NO/100

(\$3,500.00) Dollars, with interest at the rate of 6% per centum per annum, to be repaid in instalments of THIRTY-FIVE AND NO/100 (\$ 35.00) 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 besides all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as 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 to said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That I, Louie E. Smith, the said

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, the said FIRST 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 Louie E. Smith

in hand well and truly paid by the said FIRST 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 FIRST 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, near the City of Greenville, and being known and designated as Lot No. 17, of Block H, of Melrose Land Company subdivision, as shown on plat thereof recorded in the R. M. C. office for Greenville County in Plat Book A, at page 157, said lot fronting 50 feet on Summit Avenue (now known as McGarrity street); and running back in parallel lines 140 feet to an alley. Being the same lot conveyed to me by Mrs. Rose Exum by deed of even date herewith, not yet recorded, this mortgage being given to secure the unpaid portion of the purchase price thereof."

*Satisfied and cancelled
First Federal Savings and
Loan Association of Greenville, S.C.
Louie E. Smith
1943*

*Witness
Jean Summers
Louie E. Smith*

*NOTARIED AND CANCELLED OF
17th DAY OF
MAY 1943
S. H. C. FOR GREENVILLE COUNTY, S. C.
3:04 P.M.
#1622*