



FILED GREENVILLE CO. S. C.

JUL 14 11 47 AM 1950

OLLIE FARNSWORTH R.M.C.

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF... GREENVILLE.....

To All Whom These Presents May Concern:

I, Archie Lee Dempsey, of Greenville County,..... SEND GREETING:

WHEREAS, I, the said Archie Lee Dempsey.....

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 FIVE THOUSAND, SEVEN HUNDRED AND NO/100 (\$ 5,700.00.)

four (4%) Dollars, with interest at the rate of 4 1/2% per centum per annum, to be repaid in instalments of.....

THIRTY-FOUR AND 55/100 (\$ 34.55....) 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 Archie Lee Dempsey.....

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

Archie Lee Dempsey..... 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, Greenville Township, being known and designated as Lot 78, and being more fully described as follows:

"BEGINNING on the north side of Wilson Street 400 feet from the intersection of Washington avenue with said Street at the corner of Lot 77; thence with Lot 77, N. 22 W. 160 feet to the joint rear corner of Lots 77 and 102; thence with the rear line of Lot 102, N. 71-20 E. 50 feet to the joint rear corner of Lot 79 and 102; thence with Lot 79, S. 22 E. 160 feet to Wilson Street; thence with Wilson Street, S. 71-20 W. 50 feet to the beginning corner, 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 lot of land conveyed to Archie Lee Dempsey and Mary Dempsey by Local Home Builders, Inc. by deed dated March 16, 1950, recorded in the R. M. C. office for Greenville County in Vol. 404, at page 539, the said Mary Dempsey having conveyed her undivided one-half interest in said property to Archie Lee Dempsey by deed not yet recorded."