



State of South Carolina)
MORTGAGE OF REAL ESTATE
COUNTY OF Greenville)

To All Whom These Presents May Concern:

Local Home Builders, Inc. SEND GREETING:

WHEREAS, the said Local Home Builders, Inc.

in and by its certain promissory note, in writing, of even date with these presents is well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, in the full and just sum of Ten Thousand, Six Hundred and No/100 - - - - - (\$ 10,600.00) Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of Eighty and No/100 - - - - - (\$ 80.00) 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 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, the said Local Home Builders, Inc.,

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

the said Local Home Builders, Inc., 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, in the City of Greenville, on the south side of East Paris Road, between and known as Lot 33 on plat of Forest Heights, made by Dalton & Nelson, Engineers, Greenville, S. C., recorded in the R. M. C. office for Greenville County, South Carolina, Book 211, page 21, and having, according to said plat, the following description, to-wit:

"BEGINNING at the southeast corner of Lot 34, and running thence North 41° 30' E. 190 feet to an iron pin; thence with the line of Lot 32, S. 41° 30' W. 192.0 feet to an iron pin on the East side of Longview Terrace, thence North 77° 41' W. 122.0 feet to an iron pin; thence with the line of Lot 34, S. 23° 30' E. 77.8 feet to a nail in the ground on the East side of East Paris Road, between and known as Lot 33 on said plat, and having, according to said plat, the following description, to-wit: the planting, trees and fruit trees, and all improvements thereon, and all other things called thereon, which are to remain in and be a part of the realty. Being the same lot of land conveyed to the said Local Home Builders, Inc., by R. E. Hester, by deed of even date herewith, not yet recorded."

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION
of Greenville, S. C.

C. W. Scaleroff
Asst. Vice President
Oct. 18, 1952

Witness:
Vivian W. Bolding

20 October 1952
Ollie Farnsworth
11:58 A. 23262