



GREENVILLE BOOK 677 PAGE 415  
MAY 9 4 16 PM 1955  
OLLIE FARNSWORTH  
R. M. C.

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, James D. Ashmore, of Greenville County,

SEND GREETINGS:

WHEREAS, I/we the aforesaid mortgagor(s) in and by my/our certain promissory note, in writing, of even date with these presents am/are well and truly indebted to FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF GREEN-

VILLE, in the full and just sum of Nine Thousand and No/100 - - - - -

(\$ 9,000.00) Dollars, or for future advances which may be made hereunder, from time to time, up to and including the maximum amount named herein, such advances to be repaid so as to be completed within the terms of the original contract, and so long as the monthly payments set out in the note are paid according to contract, this loan shall not be deemed delinquent by reason of said advances, with interest at the rate specified in said note,

(the terms of which are incorporated herein by reference) to be repaid in installments of Fifty Six and 94/100 - - - - - (\$ 56.94) 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, become immediately due and payable, and the holder 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/we, the said mortgagor(s) 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/us the said mortgagor(s) 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, lying on the North-eastern side of Clarendon Avenue and having according to a survey made for E. S. Ballenger, by Dalton and Neves, Engineers, dated July 1953 and being recorded in Plat Book FF at page 106, the following metes and bounds to-wit:

BEGINNING at a point on the Northeastern side of Clarendon Avenue which point is 25 feet E. of an old iron pin located at the front corner of property now or formerly owned by W. H. Harmon, and running thence N. 34-54 W. 200 feet to a point in the line of Ballenger property, thence with the Ballenger line N. 65-0 E. 100 feet to a point, thence S. 34-54 E. 200 feet to a point on the Northeastern side of Clarendon Avenue, thence with said Avenue S. 65-0 W. 100 feet to the beginning corner and being the same property conveyed to James D. Ashmore and Ruth H. Ashmore, by E. S. Ballenger by deed dated July 16, 1953, and recorded in the R. M. C. office for Greenville County in Deed Vol. 482 at page 133, and modified by two deeds, which deeds are recorded in Deed Vol. 526 at page 41 and 526 at page 44; which deeds were drawn for the purpose of giving E. S. Ballenger s strip of land with a 25 foot frontage located between the above described property and property now or formerly owned by W. H. Harmon; being the same conveyed to James D. Ashmore and Ruth H. Ashmore, by E. S. Ballenger, by deed dated May 21, 1955 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 526 at page 641, the said Ruth H. Ashmore having conveyed her one-half interest in said property to James D. Ashmore by deed of even date herewith, not yet recorded.

The last payment on this mortgage, if not sooner paid, will become due and payable 20 years after date.

PAID, SATISFIED AND CANCELLED  
First Federal Savings and Loan Association  
of Greenville, S. C.

RELEASED AND CANCELLED BY TROOP  
DAY  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT GREENVILLE, S. C., THIS 9th DAY OF MAY 1955

Witness:  
Ollie Farnsworth  
R. M. C.