

STATE OF SOUTH CAROLINA } MORTGAGE OF REAL ESTATE
~~COUNTY OF SPARTANBURG~~
GREENVILLE COUNTY

To All Whom These Presents May Concern:

I, J. H. Brown, Jr. SEND GREETINGS:

WHEREAS, I the said J. H. Brown, Jr.

in and by my certain promissory note, in writing, of even date with these presents, am well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and just sum of SEVEN THOUSAND and no/100--- (\$ 7,000.00) Dollars, with interest at the rate of six (6 %) per centum per annum, to be repaid in installments of

Fifty-nine and 07/100--- (\$ 59.07) 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 ten per cent 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 (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 J. H. Brown, Jr.

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me, the said

J. H. Brown, Jr. in hand well and truly paid by the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION 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 WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, 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 Oneal Township, on the north side of Gap Creek Road and containing Two and 18/100 Acres, more or less, and having the following Metes and Bounds: Beginning at a corner in Gap Creek Road at H. Campbell's lot and running thence N. 2-36 W. 593.8 feet to iron pin on Miles Crain line; thence with a new line S. 35-00 W. 527.2 feet over iron pin on bank of road to a nail in road; thence with road S. 64-00 E. 367 feet to beginning corner, having only three sides. This lot being a part of the land conveyed to J. H. Brown by G. W. Brown. And being the same property which was conveyed to mortgagor herein by J. H. Brown by deed recorded in the said county in Deed Book 641, page 346.