



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

We, Roy C. Allen and Mattie Sue T. Allen, of Greenville County, SEND GREETING:

WHEREAS, we the said Roy C. Allen and Mattie Sue T. Allen

in and by our certain promissory note, in writing, of even date with these presents are well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, in the

full and just sum of Four Thousand and No/100 - - - - - (\$ 4,000.00 )

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of

Thirty-Six and No/100 - - - - - (\$ 36.00 ) 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 we, the said Roy C. Allen and Mattie Sue T. Allen

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, ac-

cording to the terms of said note, and also in consideration of the further sum of Three Dollars to us,

the said Roy C. Allen and Mattie Sue T. Allen 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, O'Neal Township, about four miles northwest from Greer, S. C., lying on the east side of the Gilreath Mill Road (now S. C. State Highway leading from Greer to Highland), and being the northern part of Lot No. 18 as shown on plat of property of Fred G. James Estate, made by H. L. Dunahoo, Surveyor, October 12, 1947, and being a part of the same lot that was conveyed to H. P. Tooley and Harriett V. Tooley by deed from John Whilden September 1st, 1949, recorded in the office of the R. M. C. for Greenville County in Deed Book 391 at page 257, and having the following courses and distances, to-wit:

"BEGINNING on an iron pin on the east edge of the said highway, and running thence N. 59-00 E. 262 feet to an iron pin on the line of land of Bennett Brockman; thence with the said line, S. 29-35 E. 162 feet to an iron pin on the said line; thence S. 70-43 W. 300.6 feet to an iron pin on the east edge of the said highway; thence with the east edge of the said highway, N. 11-35 E. 105 feet to the beginning corner, containing 0.84 of one acre, more or less, 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 us by H. P. Tooley and Harriett V. Tooley by their deed dated January 20th, 1951 and recorded in the R. M. C. office for Greenville County in Vol. 429, page 83."