

STATE OF SOUTH CAROLINA, }
County of Greenville.

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

WHEREAS, *I* the said *Minnie A. Greer* *SEND GREETINGS:*

in and by *my* certain promissory note, in writing, of even date with these presents, *am* and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of *Four Thousand and no/100* (\$4000.00) Dollars, and have subscribed to *Shares of the Installment Thrift Stock of said* FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., and have agreed to pay therefor at the rate of Fifty (50) Cents per share, per month, until said payments, plus dividends, have reached the par value of One Hundred Dollars per share, at which time said note shall become due and payable, with interest, and

WHEREAS said note provides for the payment of interest on the sum of *Four Thousand and no/100* Dollars, at the rate of Six (6%) per centum per annum, to be computed and paid monthly, in advance, until maturity of said shares of Instalment Thrift Stock in said Association, and *I* am desirous of securing said debt and interest:

NOW, KNOW ALL MEN, That *I* the said *Minnie A. Greer*

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, S. C., according to the terms of said note, and also in consideration of the further sum of Three Dollars to *me*, the said *Minnie A. Greer* in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., 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, S. C., the following described property, to-wit:

~~with interest at the rate of six (6%) per centum per annum, to be repaid in installments of *Forty and no/100* (\$40.00) Dollars upon the first day of each and every calendar month hereafter until the full principal sum, with interest has been paid, said note shall become due and payable 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 payment of interest or principal due thereon shall be past due and unpaid for a period of thirty (30) days, the holder thereof, with any of the By-Laws of said Association, or any of the stipulations contained therein, shall have the whole amount due under said note, shall at the option of the holder thereof, become immediately due and payable, who may see thereon and foreclose this mortgage; said note further providing that a reasonable attorney's fee besides all costs and expenses of collection, to be added to the amount due, shall be a part thereof, and the same be placed in the hands of an attorney for collection of said debt, or any part thereof, be collected by an attorney, or by legal process 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.~~

All that *certain* piece, parcel or lot of *land* with all improvements thereon, to be constructed thereon, situate lying and being *in* the State of *South Carolina*, County of *Greenville*, on the north side of *Augusta Road*, near the City of *Greenville*, and being known and designated as *Lot No. 53*, of a subdivision known as *Crescent Terrace*, according to plat of the *Binnett Realty Company*, recorded in the *R.M.C.* office for *Greenville County* in *Plat Book E.* at *Page 37*, and having the following metes and bounds to-wit:

Beginning at a point on the north side of *Augusta Road*, which point is *156 feet* from the north east corner of *Capewell Street* and *Augusta Road*, and is the joint corner of *Lots 57 and 58*, and running thence with said *Augusta Road* *S. 46-21 E. 78 feet* to an iron pin, joint corner *Lots 57 and 56*; thence with the joint line of said *lots*, *N. 43-39 E. 200 feet* to a point in line of *Lot 53*; thence with the line of that lot, *N. 46-21 W. 78 feet* to an iron pin, joint corner of *Lots 53, 57 and 58*; thence with the line of *Lot 58*, *S. 43-39 N. 200 feet* to the beginning corner on *Augusta Road*. Being the same lot conveyed to me by *Mechanics Building and Loan Association* by deed dated *October, 1927*, and recorded in the *R.M.C.* office for *Greenville County* in *Vol. 72, page 469.*

RECORDED IN THE DAY OF *SEPTEMBER* 1928 BY *J. H. WILSON* 5398