

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

L. Clova H. Caplan, of Greenville County, South Carolina

SEND GREETING:

WHEREAS, I the said Clova H. Caplan

in and by my certain promissory note, in writing, of even date with these presents, am well and truly indebted to FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of NINE HUNDRED & NO. 100

(\$ 900.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of Eleven and 25/100

(\$ 11.25) 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 reasonable 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.

NOW, KNOW ALL MEN, That I the said Clova H. Caplan

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., according to the terms of said note, and also in consideration of the sum of Three Dollars

the said Clova H. Caplan

in hand well and truly paid by the said FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., at 11 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 FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., 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, ly and being in the State of South Carolina, County of Greenville,

in Greenville Township, on the west side of Y. M. C. A. Street, near the City of Greenville, being shown as Lot No. 18, of Block B, on plat of property known as "City View", recorded in the R. M. C. Office, for Greenville County in Plat Book A at Pages 460-461, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of Y. M. C. A. Street, which pin is 150 feet north from the northeastern intersection of Y. M. C. A. Street and O'Neal Street, corner of Lot No. 19, and running thence with the line of said lot, N. 89 1/2 W. 150 feet to an iron pin on a 10 foot alley; thence with the eastern side of said alley, N. 1/2 E. 50 feet to an iron pin, corner of Lot No. 17; thence with the line of said lot, S. 89 1/2 E. 150 feet to an iron pin on Y. M. C. A. Street; thence with the western side of Y. M. C. A. Street, S. 1/2 W. 50 feet to the beginning corner; said property being that conveyed to Clova H. Caplan by Flora Painter by deed dated February 15, 1935, and recorded in the R. M. C. Office for Greenville County in Book of Deeds "178" at Page 386.

*Handwritten notes and signatures:*  
- "Paid full 1945" (written vertically)  
- "Successor of Fidelity Federal Savings and Loan Association" (written diagonally)  
- "RECORDED AND FILED IN" (stamp)  
- "OFFICE OF THE CLERK OF THE R. M. C. OFFICE, GREENVILLE COUNTY, S. C." (stamp)  
- "BLOCK B #10474" (stamp)  
- "July 1945" (written)