

MORTGAGE OF REAL ESTATE

38579 PROVINCE-JARRARD CO - GREENVILLE

STATE OF SOUTH CAROLINA,  
COUNTY OF RICHLAND

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Nannie Taylor Moon, of Columbia, South Carolina SEND GREETING:

Whereas, I the said Nannie Taylor Moon in and by my certain bond or obligation bearing date the 20th day of November, A. D., 1939, stand firmly held and bound unto The Lower Main Street Bank of Columbia, South Carolina in the penal sum of Twenty-eight hundred (\$2,800.00) Dollars: conditioned for the payment of the full and just sum of fourteen hundred (\$1,400.00) dollars three years from date with interest at the rate of six per centum per annum; interest and principal to be paid by the payment of seventy-five (\$75.00) dollars every quarter; and at the end of the three year amortization period the principal then being unpaid shall become due and payable; privilege is given the mortgagor to pay entire principal amount at an interest and principal payment date, as in and by the said bond and condition thereof, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That I the said Nannie Taylor Moon for and in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said The Lower Main Street Bank of Columbia, S. C., according to the condition of the said bond and also in consideration of the further sum of THREE DOLLARS, to me the said Nannie Taylor Moon in hand well and truly paid by the said The Lower Main Street Bank at and before the sealing and delivery of these presents and receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said THE LOWER MAIN STREET BANK OF COLUMBIA, SOUTH CAROLINA, its successors and assigns;

PARCEL NO. ONE:

All that parcel or tract of land containing forty-five and 63/100ths (45.63) acres, more or less, in Chick Springs Townshp, County of Greenville, State of South Carolina, known as the Mary Taylor Estate lands on the Greer-Pelham Road, bounded on the North by lands of A. R. Wood Estate, on the East by lands of A. R. Wood Estate, on the South by lands of Mrs. Lou James, and on the West by lands of L. G. Smith, and having the following courses and distances according to a plat of the same prepared by H. S. Brockman, Surveyor, dated November 23, 1927, to wit:

Beginning at a stone on the southeastern corner of said tract and running thence S. 60 30 E 549 feet to a stone; thence S 82 30 E 515.5 feet to a stone; thence N 38 30 E 816 feet to a willow tree on Maple Swamp Creek; thence N 19 30 E 748 feet to an iron pin; thence N 55 00 W 523 feet to an iron pin; thence S 34 30 W 996 feet to a stake; thence with the old creek run as a line to a maple stump thence N 30 W 330 feet to a cross on rock; thence S 72 W 115.5 feet to a point in road; thence South 92.5 feet to a stake in the old road; thence S 31 00 W 542 feet to a pine stump; thence S 32 00 E 280 feet to a stake; thence S 40 30 W 500 feet to the point of beginning.

PARCEL NO. 2:

All that piece, parcel or lot of land, with improvements thereon, the same being an apartment house, situate, lying, and being in the City of Columbia, County of Richland, State of South Carolina at the intersection of River Drive and Seventh Avenue on the northwestern corner; the lot measuring on its southern and northern sides sixty-six (66') feet, and on its eastern and western sides fifty-six (56') feet, being bounded as follows: on the north by a strip of land 3.8 feet wide, designated as a driveway on the plat hereinafter referred to, on the east by River Drive, on the south by said Seventh Avenue, and on the west by a lot of land, now or formerly, of The Atlas Company. Said lot is shown as numbered 3001 and 3003 on a plat made by W. H. Miller, C. E., dated October 2, 1934 and recorded in the office of the Clerk of Court for Richland County in Plat Book "G" at page 123.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise <sup>incident</sup> or appertaining.

To Have and to hold all and singular the said premises unto the said The Lower Main Street Bank, its successors and assigns, forever. And I do hereby bind myself and my heirs, executors, and administrators, to warrant and forever defend all and singular the said premises unto the said The Lower Main Street Bank, its successors and assigns, from and against myself and my heirs, executors, administrators and assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

And it is agreed, by and between the said parties, that the said mortgagor her heirs,, executors, or administrators, shall and will forthwith insure the house and building on said lot, and keep the same insured from loss or damage by fire in the sum of fourteen hundred (\$1,400.00) Dollars, and assign the policy of insurance to the said The Lower Main Street Bank its successors or assigns, And in case he or they shall at any time neglect or fail so to do, then the said The Lower Main Street Bank, its successors or assigns, may cause the same to be insured in is own name, and reimburse itself, for the premium and expenses of such insurende under the mortgage.

And it is agreed, by and between the said parties in case of default in any of the payments of interest or principal as herein provided, for, the whole amount of the debt secured by this mortgage shall become due and payable at once.

*Handwritten notes:*  
Paid 12 the 20th A.  
fully paid  
The Lower Main Street Bank  
#14406  
O.C. #14406  
20th Nov 1939  
Nannie Taylor Moon  
Collect