

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Paul S. Nelson and E. Vernon Nelson, of West Greenville, Greenville County, S. C., SEND GREETINGS:

WHEREAS we the said Paul S. Nelson and E. Vernon Nelson

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

(\$ 1200.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of TWELVE & NO/100

(\$12.00) 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 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 we the said Paul S. Nelson and E. Vernon Nelson

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 further sum of Three Dollars to us

the said Paul S. Nelson and E. Vernon Nelson

in hand well and truly paid by the said FIDELITY 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 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, lying and being in the State of South Carolina, County of Greenville,

in Greenville Township, on the South side of Perry Avenue Extension, in the Town of West Greenville, being known and designated as Lot No. 25 on a plat of Property of W. H. Irvine, Bankrupt, made by R. E. Dlaton, C. E., in July, 1916, recorded in the R. M. C. Office for Greenville County in Plat Book G at page 15, and having, according to said plat, the following metes and bounds:

Beginning at an iron pin on the South side of Perry Avenue Extension, at corner of Lot No. 24, and running thence with the line of said lot, S. 13-15 W. 140 feet to an iron pin on Branwood Street; thence with the Northern side of Branwood Street, S. 74-20 E. 50 feet to an iron pin, corner of Lot No. 26; thence with the line of said lot, N. 13-15 E. 140 feet to an iron pin on Perry Avenue Extension; thence with the Southern side of Perry Avenue Extension, N. 74-20 W. 50 feet to the beginning corner; said property being one of the lots conveyed to Paul S. Nelson and E. Vernon Nelson by Piedmont Savings and Trust Company by deed dated July 21, 1936, and recorded in the R. M. C. Office for Greenville County in Book of Deeds 185 at page 240.

And the mortgagor(s) do(es) hereby agree, on demand of the mortgagee at any time, to pay, on the first day of each succeeding month hereafter, promptly with, and in addition to, the monthly payments of principal and interest above stated, a sum equal to one-twelfth (1/12) of the said annual amount of principal and interest above stated, as determined by the mortgagee, the mortgagor(s) further agree(s) to pay on demand, at any time, any additional sums necessary to pay these items. It is further agreed that any such additional payments, when so demanded by the mortgagee, shall become a part of the monthly installments due under the terms of this mortgage and the note secured thereby.

For position of this paragraph see other side of page

Paid and Satisfied this 10th day of Oct 1941. Fidelity Federal Savings Assoc. M. S. G. By M. Hewell, Secretary.

Attest: M. Hewell, Secretary

SALES AND CANCELLATION OF DEEDS OFFICE GREENVILLE COUNTY S. C. Mrs. Alice Jarman, Clerk. \$145.96