

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, J. B. L. Browning and Blanche F. Browning, of the County of Greenville, State of South Carolina ^{SEND GREETINGS:}

WHEREAS ~~x~~ we the said J. B. L. Browning and Blanche F. Browning

in and by ~~our~~ certain promissory note, in writing, of even date with these presents, ~~we are~~ and truly indebted to FIDELITY FEDERAL SAVINGS

AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of ONE THOUSAND & NO/100

(\$ 1,000.00) Dollars,

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

(\$20.00) 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 paid 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 ~~x~~ we the said J. B. L. Browning and Blanche F. Browning

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 ~~our~~ us

the said J. B. L. Browning and Blanche F. Browning

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 North side of Judson Road, near the City of Greenville, being known and designated as Lot No. 4 on unrecorded plat of the Property of G. C. Richardson made by Dalton & Neves, Engineers, in January, 1939, and having, according to said plat, the following metes and bounds:

Beginning at an iron pin on the North side of Judson Road, at corner of Lot No. 3, and running thence with the line of said lot, N. 34-52 E. 185 feet to an iron pin; thence S. 53-43 E. 43.5 feet to an iron pin, corner of other property of J. B. L. Browning; thence with the line of said property, S. 37-29 W. 185 feet to an iron pin on Judson Road; thence with the Northern side of Judson Road, N. 53-43 W. 34 feet to the beginning corner; said property being that conveyed to J. B. L. Browning by G. C. Richardson by deed dated April 18, 1939, recorded in the R. M. C. Office for Greenville County in Book of Deeds 210 at page 92, the said J. B. L. Browning having conveyed an undivided one-half interest in said property to Blanche F. Browning by deed dated April 13, 1940, recorded herewith.

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 thereafter, together with, and in addition to, the principal and interest stated above, a sum equal to the sum of the monthly payments and interest thereon, as estimated by the mortgagee, and to pay, on demand, any time, any additional sum necessary to pay the debt, or to pay other agreed to as any such additional payments, when so demanded by the mortgagee, such amount a part of the monthly installments due under the terms of this mortgage and the note secured thereby.

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