MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, H. L. Ginn and Armentha Ginn, of Greenville County, State of South Carolina SEND GREETINGS:

WHEREAS ~~I~~ we the said H. L. Ginn and Armentha Ginn

in and by ~~my~~ our certain promissory note, in writing, of even date with these presents, ~~am~~ are well and truly indebted to FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of SEVEN HUNDRED & NO/100 ($ 700.00) Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in installments of TEN & NO/100 ($10.00) 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 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.

Paid and Satisfied in Full April 25 day of April 1942. Fidelity Federal Savings & Loan Asso. Witness: Josephine Lawton, Lottie Shelman

NOW, KNOW ALL MEN, That ~~I~~ we, the said H. L. Ginn and Armentha Ginn

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 ~~me~~ us the said H. L. Ginn and Armentha Ginn 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 Second Avenue, near the City of Greenville being shown as Lot No. 19, Block D, of "Sunny Slope" property of J. Robert Martin a plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book F at page 86, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the North side of Second Avenue, at corner of lot No. 20, and running thence with the line of said lot, N. 23-49 E. 150 feet to an iron pin in rear line of Lot No. 1; thence with the line of said lot, N. 66-11 W. 50 feet to an iron pin, corner of Lot No. 18; thence with the line of said lot, S. 23-49 W. 150 feet to an iron pin on Second Avenue; thence with the Northern side of Second Avenue, S. 66-11 E. 50 feet to the beginning corner; being one of the lots conveyed to H. L. Ginn and Armentha Ginn by J. Robert Martin by deed dated December 1, 1921, and recorded in the R. M. C. Office for Greenville County in Book of Deeds 78 at page 75.

And the mortgagor(s) further hereby agree(s) on demand of the mortgagee at any time, to pay, on the first day of each [illegible] to the monthly payments of principal and interest [illegible] of the total annual taxes, assessments and insurance premiums [illegible] the mortgagee. If a sufficient (?) [illegible] collected [illegible] necessary to pay these items, it is further agreed that any such deficit [illegible] advanced by the mortgagee, shall become a part of the monthly instalments [illegible] and the note secured thereby.

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