

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Robert H. Eppes, of Greenville County

PAID AND SATISFIED IN FULL  
THIS 22<sup>nd</sup> DAY OF Sept. 1944  
FIDELITY FEDERAL SAVINGS & LOAN ASSO.  
BY Lottie West Galphin  
SECRETARY-TREAS.  
WITNESS: Margaret A. Means

SEND GREETINGS:

WHEREAS I the said Robert H. Eppes

# 10083  
SATISFIED AND CANCELLED OF  
RECORD 22<sup>nd</sup> DAY OF Sept. 1944  
Oliver James  
CLERK

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

FIFTEEN HUNDRED & NO/100  
AT 2:30 P.M. (\$ 1500.00 ) Dollars,

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

( \$ 15.00 ) 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.

NOW, KNOW ALL MEN, That I Robert H. Eppes, the said

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 the said Robert H. Eppes

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 Franklin Road North of the City of Greenville, known and designated as Lot No. 20 on a plat of the Property of J. P. Rosemond recorded in Plat Book H at pages 185 and 186, and having the following metes and bounds:

Beginning at an iron pin on the South side of Franklin Road at the Northwest corner of Lot No. 21, and running thence S. 25-15 W. 160 feet to the joint corner of Lots Nos. 21, 32 33 and 20; thence along the line of Lot No. 33 S. 64-45 E. 61.5 feet to joint corner of Lots Nos. 33, 34, 19 and 20; thence along the line of Lot No. 19, N. 25-15 E. 160 feet to joint corner of Lots No. 19 and 20 on Franklin Road; thence with the Southern side of Franklin Road, N. 64-45 W. 61.5 feet to the beginning corner; being the same property conveyed to Robert H. Eppes by J. P. Thompson by deed dated August 5, 1940, and recorded herewith.

And the mortgagor(s) do hereby agree, on demand of the mortgagee at any time, to pay, on the first day of each month, to the mortgagee, in addition to the monthly payments of principal and interest provided for in the note secured hereby (1/10th) of the said mortgagee's expense of insurance on the property mortgaged. 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