

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, James Esley Batson, of Greenville, S. C.

SEND GREETINGS:

WHEREAS I, James Esley Batson, the said

in and by certain promissory note, in writing, of even date with these presents well and truly indebted to

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full and just sum of

EIGHT HUNDRED AND NO/100

(\$ 800.00) Dollars, with interest at the rate of (6%) per centum per annum, to be repaid in instalments of (\$ 10.00) Dollars upon the first

TEN AND NO/100

day of each and every calendar month hereafter in advance, 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 ten (10%) per centum 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 (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That I, James Esley Batson, the said

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST 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 James Esley Batson

in hand well and truly paid by the said FIRST 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 FIRST 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,

and in Ward One of the City of Greenville, at the southeast corner of the intersection of Buncombe street with Goodwin street, and being known and designated as Lot No. 1, according to a plat of W. A. Hudson, surveyor, recorded in the R. M. C. office for Greenville County, in Plat Book A, at page 149, and having the following metes and bounds, to-wit:-

"BEGINNING at an iron pin at the southeast corner of the intersection of Buncombe street with Goodwin street, and running thence with said Buncombe street, S. 33 1/2 E. 49 feet, 1 inch to an iron pin, joint corner of Lots 1 and 2; thence along the joint line of said Lots 1 and 2, N. 69 E. 140 feet to an iron pin, in line of Lot No. 2, at corner of a 10-foot alley; thence along the west side of said alley, N. 19 W. 47.6 feet to an iron pin on Goodwin street; thence with Goodwin street, S. 69 1/2 W. 152 feet to the beginning corner, together with the right to use the 10-foot alley at the rear of the above described lot, as shown on said plat. Being the same lot conveyed to me by Lucile Goodwin Schuyler by deed dated Sept. 25, 1935 and recorded in the R. M. C. office for Greenville County in Vol. 182, page 77."

Handwritten notes:
Paid & satisfied on 6/23/36
First Federal Savings & Loan Association of Greenville
James Esley Batson
June 23, 1936
P. B. Scott
2250 506

SATISFIED AND CANCELLED OF RECORD
RECORD 23 DAY OF June 1936
N. M. C. FOR GREENVILLE COUNTY, S. C.
AT 4:00 O'CLOCK