

FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE

AUG 17 11 29 AM 1951

OLLIE FARNsworth R.M.C.

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, R. R. Reece, of Greenville County,

SEND GREETING:

WHEREAS, I the said R. R. Reece

in and by my certain promissory note, in writing, of even date with these presents am well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, in the full and just sum of Four Thousand, Two Hundred and No/100 - - - (\$4,200.00)

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of Forty-Two and No/100 - - - (\$ 42.00) Dollars upon the first 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 beside 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, the said R. R. Reece

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, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me,

the said R. R. Reece in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, 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, 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, containing 12.17 acres, more or less, located on the northwestern side of Long Forest Drive, and having, according to a plat of the property of R. R. Reece, made by C. C. Jones, Engineer, December 28, 1950, which plat is recorded in the R. M. C. office for Greenville County in Plat Book Z, page 119, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the northwestern side of Long Forest Drive at the joint front corner of Lot No. 25 and the property hereby conveyed and running thence along the line of Lot No. 25, N. 58-30 W. 331 feet to an iron pin; thence along the rear line of Lot No. 25, N. 32-06 E. 425.7 feet to an iron pin at the joint rear corner of Lots Nos. 24 and 25; thence N. 31-22 E. 862.5 feet to an old stone corner; thence N. 68-02 W. 370.3 feet to an iron pin on a branch; thence with said branch as the line the following courses and distances to-wit: S. 15-23 W. 111 feet, more or less, to an iron pin; thence S. 10-28 W. 212 feet, more or less, to an iron pin; thence S. 42-18 W. 326 feet, more or less to an iron pin; thence S. 34-48 W. 279 feet, more or less, to an iron pin; thence S. 43-05 W. 280 feet, more or less, to an iron pin; thence S. 33-40 W. 175 feet, more or less, to an iron pin on said branch; thence S. 58-30 E. 734.2 feet to an iron pin on the northwestern side of Long Forest Drive; thence along the northwestern side of Long Forest Drive, N. 25-57 E. 125 feet to an iron pin at the point of beginning, including the plumbing, electrical and heating fixtures now located