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State of South Carolina } MORTGAGE OF REAL ESTATE
COUNTY OF GREENVILLE }

To All Whom These Presents May Concern:

I, John R. Shepherd, of Greenville, S. C., SEND GREETING:

WHEREAS, I the said John R. Shepherd

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 Three Thousand, Six Hundred and No/100 - - - (\$ 3,600.00)

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of Thirty-Six and No/100 - - - - - (\$ 36.00) 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 John R. Shepherd

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 John R. Shepherd 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, now within the corporate limits of the City of Greenville, being known and designated as Lots Nos. 60 and 61 of a subdivision known as "Donwood", as shown on plat thereof recorded in the R. M. C. office for Greenville County in Plat Book A, at pages 462 and 463, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the north side of Landal street at the joint corner of Lots Nos. 59 and 60, and running thence along the north side of Landal street, S. 74-26 W. 100 feet to an iron pin at the southwest corner of Lot No. 61; in line of property of the Honour estate; thence along the line of the Honour property, N. 15-20 W. 150 feet to an iron pin; thence N. 74-26 E. 100 feet to an iron pin at the joint rear corner of Lots Nos. 59 and 60; thence along the joint line of said lots, S. 15-20 E. 150 feet to the beginning corner.

"The above described lot is the same as conveyed to me by Ed Ford and J. C. Patterson by deed dated June 7th 1945 and recorded in the R. M. C. office for Greenville County in Vol. 276, at page 271."

Lot No. 61 hereinabove described is subject to the right-of-way for a road across a portion of said lot along the west side adjoining the Honour property.

C. W. Seal, Jr.
Divian W. Bolting
Dec. 3, 1954
4th
Ellie
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