

DEC 30 3 55 PM 1953

State of South Carolina, } OLLIE FARNSWORTH
 County of Greenville } **MORTGAGE OF REAL ESTATE**

To All Whom These Presents May Concern:I, Robert Lee Frady..... SEND GREETINGS:WHEREAS, I..... the said Robert Lee Frady.....in and by my..... certain promissory note, in writing, of even date with these presents, am..... well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and justsum of THIRTY-FOUR HUNDRED and no/100..... (\$ 3,400.00) Dollars,with interest at the rate of six..... (6 %) per centum per annum, to be repaid in installments ofThirty-four and no/100..... (\$ 34.00) 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 ten per cent 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....., the said Robert Lee Frady.....

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, according to the terms of

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

Robert Lee Frady.....

in hand well and truly paid by the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, 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 WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, 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, on the West side of Line Street Extension in the Town of Greer, and being known and designated as lot no. Eight (8) on plat of subdivision of Lots nos. 5 and 6 as shown on plat of property of J. P. Green Estate (Roscoe Green, Executor) prepared by M. O. Owens, Surveyor, dated Jan. 10, 1935; Beginning at an Iron Pin on West bank of ditch or small branch, the South-east corner of a lot recently sold by Fay G. Groce to Lewis B. Harvey, and running thence S.59-51 E.117.8 feet to a Stake on the West bank of the said Line Street Extension, thence with the West bank of said street S.35-14 W.60 feet to a Stake, thence N.54-36 W.137.4 feet to a Stake or Iron Pin, thence N.9-10 E.30 feet to a Stake, thence S.88-30 E.40 feet to the beginning point. Bounded by Line Street Extension, and by lands now or formerly owned by Lewis B. Harvey and others. This being the same property which was conveyed to mortgager herein by Fay G. Groce by deed recorded in the R. M. C. Office for said County in Deed Book 478, page 11.