



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, William C. Burgess, of Greenville County

SEND GREETINGS:

WHEREAS, I/we the aforesaid mortgagor(s) in and by my/our certain promissory note, in writing, of even date with these presents am/are well and truly indebted to FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF GREEN-

VILLE, in the full and just sum of Six Thousand, Five Hundred and No/100 - - - - -

(\$6,500.00 - - - - -) Dollars, with interest at the rate specified in said note, to be repaid in installments of

Fifty-Five and No/100 - - - - - (\$55.00 - - - - -)

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/we, the said mortgagor(s) 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/us the said mortgagor(s) 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, Greenville Township, on the Southwest side of Lynn Street in a subdivision known as Grove Park, being known and designated as Lot No. 2 of the property of Louie E. Smith, according to a plat thereof prepared by W. J. Riddle Surveyor, May, 1949, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the Southwest side of Lynn Street, said pin being 184.8 feet Southerly from the intersection of said street with Mills Avenue, and running thence along the line of Lot No. 1, S. 45-27 W. 110 feet to an iron pin; thence S. 44-33 E. 5.2 feet to an iron pin; Thence S. 45-27 W. 237 feet to an iron pin on Brushy Creek; thence following the meanders of said creek in a Southeasterly direction, 70 feet, more or less, to an iron pin; thence N. 45-27 E. 31⁸ feet to an iron pin on the Southwest side of Lynn Street; thence along the Southwest side of Lynn Street, N. 44-33 W. 65.2 feet to the beginning corner, including the plumbing, electrical and heating fixtures now located on said premises or to be installed thereon which are hereby expressly agreed to be a part of the realty; being the same lot of land conveyed to me by Louie E. Smith by deed dated June 1, 1949, recorded in the R. M. C. office for Greenville County in Deed Volume 383, page 355.

"The above described lot comprises the Southern portion of Lot No. 4 and the Northern portion of Lot No. 5 of Grove Park, according to a plat recorded in the R. M. C. office for Greenville County in Plat Book U, at page 173."