

DEC 18 11 26 AM 1954



FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE FARNSWORTH R.M.C.

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

L. J. C. Balentine, 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 Ten Thousand, Five Hundred and No/100 - - - - -

(\$ 10,500.00) Dollars, with interest at the rate specified in said note, to be repaid in installments of

One Hundred, Five and No/100 - - - - - (\$ 105.00)

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, and within the corporate limits of the City of Greenville, being known and designated as Lots Nos. 53, 54, 55, and 56, Section E, of a subdivision known as Stone Estates according to a plat prepared by C. M. Furman, Jr., C. E., December, 1931 and recorded in the R. M. C. office for Greenville County in Plat Book G, at page 292, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin at the southeastern corner of the intersection of the Camp Road with Druid Street, and running thence along the southern side of the Camp Road, N. 74-30 E. 104 feet to an iron pin, corner of Lot No. 57, Section E; thence along the line of that lot, S. 11-22 W. 150 feet to an iron pin in the line of Lot No. 24, Section E; thence along the line of that lot, S. 74-30 W. 104 feet to an iron pin on the eastern side of Druid Street; thence along the eastern side of Druid Street, N. 11-22 E. 150 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."

The above described property is the same conveyed to me by two deeds as follows: Lots Nos. 53 and 54, Section E, by W. E. Shaw, by deed not yet recorded, and Lots Nos. 55 and 56, Section E, by T. C. Stone by deed not yet recorded.

PAID, SATISFIED AND CANCELLED First Federal Savings and Loan Association of Greenville, S. C.

Myrtle P. ... Vice President

Witness

RECORDED AND CANCELLED OF RECORD 22 DAY OF ... 1954 R. M. C. FOR GREENVILLE COUNTY, S. C. AT ... O'CLOCK ... NO. 1170