

MORTGAGE OF REAL ESTATE—Prepared by Rainey, Fant, Brewley & Horton, Attorneys at Law, Greenville, S. C.

The State of South Carolina,

County of GREENVILLE

SEP 27 11 09 AM '55

To All Whom These Presents May Concern:

ERNEST C. FULLER and VELMA H. FULLER

SEND GREETING:

Whereas, we, the said Ernest C. Fuller and Velma H. Fuller

hereinafter called the mortgagor(s) in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to W. S. BRADLEY

hereinafter called the mortgagee(s), in the full and just sum of One Thousand Five Hundred and

No/100----- DOLLARS (\$ 1,500.00), to be paid

as follows:

The sum of \$75.00 on the 26th day of October, 1955, and the sum of \$75.00 on the 26th day of each month thereafter until the principal indebtedness is paid in full;

, with interest thereon from _____ date
at the rate of Six (6%) _____ percentum per annum, to be computed and paid
monthly until paid in full; all interest not paid when due to bear
interest at the same rate as principal.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including ten (10%) per cent, of the indebtedness as attorney's fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That 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 mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to US, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said W. S. BRADLEY, his heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the South side of DeOyley Avenue, in the City of Greenville, in Greenville County, South Carolina, shown as Lot No. 40 and the Easterly one-half of Lot No. 41, on plat of Augusta Road Ranches, made by Dalton and Neves, Engineers, April, 1942; recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "M", at page 47, and having according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the South side of DeOyley Avenue at joint front corner of Lots 39 and 40 and running thence with the line of Lot 39, S. 0-13 E., 200 feet to an iron pin; thence S. 89-47 W., 90 feet to an iron pin in the center of therear line of Lot 41; thence through the center of Lot 41, N. 0-13 W., 200 feet to an iron pin on the South side of DeOyley Avenue in the center of the front line of Lot 41; thence with DeOyley Avenue, N. 89-47 E., 90 feet to the beginning corner.

This mortgage shall rank junior to the lien of those mortgages given C. Douglas Wilson & Co., on August 3, 1948, by Jesse Wiggs, Jr., being an FHA mortgage in the original amount of \$7200, recorded in Mortgage Book 395, page 240, and VA mortgage in the amount of \$1900, recorded in Mortgage Book 396, page 252, R.M.C. Office for Greenville County, S. C.

This property is the same conveyed to us by W. S. Bradley, deed to be recorded herewith.