

DEC 17 12 32 PM 1957

State of South Carolina, )  
COUNTY OF GREENVILLE )  
MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, Ansel T. Grubbs and Frances S. Grubbs SEND GREETINGS:

WHEREAS, we the said Ansel T. Grubbs and Frances S. Grubbs

in and by our certain promissory note, in writing, of even date with these presents, are well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and just

sum of THIRTY-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 installments of

Thirty-six and no/100--- (\$ 36.00 ) 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 we, the said Ansel T. Grubbs and Frances S. Grubbs

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 US, the said

Ansel T. Grubbs and Frances S. Grubbs

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, in the Town of Greer, Chick Springs Township, on the South side of Hammond Avenue, and being known and designated as lots nos. Six (6) and Seven (7) of the A. R. Genoble property as shown on plat prepared by H. S. Brockman, Registered Surveyor, dated December 15, 1952 and which plat has been recorded in the R. M. C. Office for said County in Plat Book PF, page 505 and having the following courses and distances, to-wit: Beginning at a Stake on the South side of Hammond Avenue at the joint front corner of lots nos. 5 and 6 as shown on said plat, and running thence with the South side of Hammond Avenue S.89-15 W.100 feet to the joint front corner of lots nos. 7 and 8 as shown on said plat, thence with the common line of said last two mentioned lots S.0-45 W. 177.1 feet to the joint rear corner of said lots nos. 7 and 8, thence S.89-03 E.100 feet to the joint rear corner of said lots nos. 5 and 6, thence with the joint property line of said last two mentioned lots N. 0-45 E.178 feet to the beginning point. Bounded on the North by Hammond Avenue, on East by said lot no. 5, on South by lands now or formerly owned by Charles E. Taylor, and on West by said lot no. 8. This being the same property which was conveyed to Ansel T. Grubbs and Frances S. Grubbs by C. A. Bruce by deed recorded in the said R. M. C. Office in Deed Book 581, page 205.

*Satisfied and cancelled of record*

SATISFIED AND CANCELLED OF RECORD  
DAY OF 1957  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 10 O'CLOCK