

STATE OF SOUTH CAROLINA } MORTGAGE OF REAL ESTATE  
COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, W. Dennis Smith SEND GREETINGS:

WHEREAS, I the said W. Dennis Smith

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 just sum of TWELVE THOUSAND and no/100 (\$ 12,000.00 ) Dollars,

with interest at the rate of six ( 6% ) per centum per annum, to be repaid in installments of ONE HUNDRED ONE and no/100 (\$ 101.00 ) 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 W. Dennis Smith

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

W. Dennis Smith

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 East side Dogwood Avenue, about two miles Northwest of Greer, in Chick Springs Township, and being known and designated as lot no. Four (4) of the W. Dennis Smith property as shown on plat prepared by H. S. Brockman, Registered Surveyor, dated Sept. 14, 1957 and which plat has been recorded in the R. M. C. Office for said County in Plat Book NN, page 168, and having the following courses and distances, to-wit: Beginning at an Iron Pin on the East side of Dogwood Avenue at the joint front corner of lots nos. 3 and 4 as shown on said plat, and running thence with the East side of Dogwood Avenue N.0-10 W.95 feet to an Iron Pin at the joint front corner of lots nos. 4 and 5 as shown on said plat, thence with the joint property line of said last two mentioned lots N.88-00 E.193 feet to the joint rear corner of lots nos. 4, 5, 6 and 7 as shown on said plat, thence with the joint property line of said lots nos. 4 and 7 S.0-10 E.97.5 feet to the joint rear corner of lots nos. 3, 4, 7 and 8 as shown on said plat, thence with the joint property line of said lots nos. 3 and 4 S.88-44 W. 192.9 feet to the beginning point. Bounded on the North by said lot no. 5, on East by said lot no. 7, on South by said lot no. 3, and on West by Dogwood Avenue. For a more particular description see the aforesaid plat.