Vol. 213. **Form 3.**

MORTGAGE OF REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 64883

THE STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETING:

WHEREAS, I, the said J. F. Mathis

in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to AMERICAN BUILDING AND LOAN ASSOCIATION, a corporation incorporated under the laws of the State of South Caroina, in the full and just sum of Two thousand Eight hundred Fifty (2850.00) Dollars, to be paid on or before the date when the 33 Series of the Instalment Stock of the said AMERICAN BUILDING AND LOAN ASSOCIATION shall reach maturity, with interest thereon from date at the rate of eight per cent. per annum, payable weekly on or before Saturday night of each and every week until paid in full; and if I fail to pay said interest or to comply in all respects with the By-Laws of said Association, for the space of thirty days, then said debt shall become immediately due and payable, together with all interest, fines and expenses, and all amounts advanced by the said Association on the within described property, by way of taxes or insurance, the same to be added to the amount due on said note and to be collectible as part thereof, together with an attorney's fee of ten per cent. if the same be placed in the hand of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or legal proceedings of any kind (all of which is secured under this mortgage), as provided in and by the said note, reference being thereunto had, will more fully appear.

Paid in full Feb 30th 1935 Saturday March 1935 Loan Assoc'n

NOW, KNOW ALL MEN, That I, the said J. F. Mathis

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said AMERICAN BUILDING AND LOAN ASSOCIATION, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me the said J. F. Mathis

in hand well and truly paid by the said AMERICAN BUILDING AND LOAN ASSOCIATION 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 AMERICAN BUILDING AND LOAN ASSOCIATION all that piece, parcel or lot of land lying in Greenville County, South Carolina,

near the Laurens Road and East of the city of Greenville, designated as parts of lots nos 12 and 13 of the subdivision of Eastover as shown by plat recorded in Plat Book F page 42, having the following metes and bounds to wit:

Beginning at a stake on Beechwood Avenue in line of lot No. 13 and 3 feet Northwest of corner of lots nos. 12 and 13 and running thence with Beechwood Avenue and with lines of lots Nos 12 and 13, S. 71-55 E. 68 feet to a stake, corner of lots Nos 11 and 12, thence with line of lots Nos 11 and 12 S. 32-22 W. 141.4 feet to a stake; thence N. 54-47 W. with rear line of lot No. 12 65 feet to a stake; thence in a straight line approximately 153 feet to the beginning. This boundary includes all of lot No. 13 except a small triangle with base of 7.8 feet on rear line of lot No. 12 and adjoining lot No. 13 and adjoining lot No. 13, said boundary also includes a small triangle which is part of lot No 13, adjoining lot No. 12 and with a base 3 feet on Beechwood Avenue. Being the same conveyed to me by B. B. Hill by deed dated February 18, 1926 and recorded in the R. M. C. office for Greenville County in Volume 113 page 660.