

MORTGAGE OF REAL ESTATE

HOME OWNER'S LOAN CORPORATION

THE STATE OF SOUTH CAROLINA, } AMMORTIZATION MORTGAGE
County of Greenville

KNOW ALL MEN BY THESE PRESENTS: That I. E.R. Keller, of the Town of Simpsonville, in the County of Greenville, in the State of South Carolina, and hereinafter known and designated as Mortgagor, whether one or more, SEND GREETINGS:

WHEREAS, the mortgagor stands indebted unto HOME OWNERS' LOAN CORPORATION, a Corporation created under Section 4 of an Act of Congress of the United States of America, known as Home Owners' Loan Act of 1933, approved June 13, 1933, with its principal place of business in the City of Washington, in the District of Columbia, in the United States of America, hereinafter known and designated mortgagee, as evidenced by a certain promissory note of even date herewith, for the full and just principal sum of

One Thousand Eight Hundred Thirty and 61/100

Dollars (\$ 1,830.61), payable to the order of the mortgagee, together with interest thereon from the date at the rate of five per centum (5%) per annum on the balance remaining from time to time unpaid; both principal and interest being payable on an amortization plan in monthly installments of Fourteen and 48/100 Dollars

(\$ 14.48) per month on the first day of each and every month hereafter; the payments being applied, first, to interest on unpaid balances, and the remainder to principal until said debt is paid in full. Extra payments may be made on the due date of any installment, and interest will be charged only on the balance of said debt remaining unpaid.

IT BEING AGREED by the terms of said note that the borrower, or undersigned, may pay the sum of Seven and 63/100 Dollars

(\$ 7.63) monthly from date to and including June, 1936, representing interest only on said debt, at his option, provided all other conditions and covenants of the note, and the instruments securing the same, are promptly met, and thereafter, the monthly payment shall be Sixteen and 93/100 (\$16.93) Dollars (\$) per month, to be applied, first, to interest on the balance remaining unpaid, and the remainder to principal, until said debt is paid in full, all of which, and such other terms and conditions as contained in said note, will fully appear by reference thereto; default in payment of any installment of principal and/or interest for a period of ninety (90) days to render the whole debt due at the option of the mortgagee.

NOW KNOW ALL MEN. That the mortgagor, in consideration of the said debt and the sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee, according to the terms of the said note and of this mortgage, and also in consideration of the further sum of Three Dollars (\$3.00) to the said mortgagor in hand well and truly paid by the said mortgagee at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, has granted, bargained, sold and released, in fee simple, and by these presents does grant, bargain, sell and release, in fee simple, unto the mortgagee, its successors and assigns, the following described land, to wit:

All that certain piece, parcel or lot of land, with the improvements thereon, or to be erected thereon, situate, lying and being

on the corner of East Curtis and Church Streets, in the Town of Simpsonville, in Austin Township, in the County of Greenville, in the State of South Carolina, being bounded on the North by lot now or formerly owned by the First Baptist Church; on the East by lot now or formerly owned by the W. J. McKinney Estate; on the South by East Curtis Street; and on the West by Church Street; and having the following metes and bounds, to-wit: Beginning at the corner of East Curtis and Church Streets, and running thence along the northern side of East Curtis Street N. 68 1/2 E. 85 feet to corner of lot now or formerly owned by the W. J. McKinney Estate; thence along line of said lot in a northerly direction 185 feet, more or less, to a point in line of lot now or formerly owned by the First Baptist Church; thence along line of said lot in a westerly direction 85 feet, more or less, to the corner of Church Street; thence along the eastern side of Church Street S. 17 1/2 E. 179.6 feet to the beginning corner; said premises being that conveyed to E. R. Keller by J. S. Cooper by deed dated September 9, 1931, and recorded in the R. M. C. Office for Greenville County in Book of Deeds "172" at Page 268.

Mortgage Released By Sale Under Foreclosure 28 day of July A.D. 1935 No. 8-7126. See Judgment Roll. E. S. ... MASTER

Witness Alice Farnsworth R.M.C. at 10:05 a.m. # 9008