

MORTGAGE OF REAL ESTATE

36098 PROVIDENCE-FARRAND CO.-GREENVILLE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Frederica West Arnold SEND GREETING:  
WHEREAS, I, the said Frederica West Arnold

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, OF GREENVILLE, S. C.** in the full and just sum of Three Thousand, Five Hundred & no/100 (\$3500.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of Thirty-Five and no/100 (\$35.00) 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 reasonable 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, Frederica West Arnold

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said **FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C.**, according to the terms of said note, and also in consideration of the further sum of Three Dollars and no/100 the said Frederica West Arnold

in hand well and truly paid by the said **FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C.**, 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 **FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C.**, 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,

and in Greenville Township, a short distance north of the corporate limits of the City of Greenville at the southeast corner of Mt. View Avenue and Townes street extension, and being known and designated as Lot No. 1, of Block 3, of the Quiet Lands as shown by plat thereof recorded in the P. M. S. office for Greenville County in Plat Book 3, at Page 13, and having the following metes and bounds, to-wit:

Beginning at a stake on the southeast intersection of Mountain View Avenue and Townes street extension, and running thence along Mt. View Avenue S. 80-15 E. 200 feet to a stake on corner of land belonging to Lillie J. Butler; thence along her line, S. 7-45 W. 91 feet to an iron pin; thence N. 80-15 W. 200 feet to an iron pin on Townes street; thence along Townes street N. 9-45 E. 91 feet to the beginning corner. Being the same lot of land conveyed to me by Mildred B. Beal by deed of even date herewith, not yet recorded."

*Handwritten notes and stamps:*  
- "Selling to First Federal Savings and Loan Association, S.C."  
- "I, Fred Smith, Clerk"  
- "AMERICAN BUILDING AND LOAN ASSOCIATION, OF GREENVILLE, S. C."  
- "RECORDED AND INDEXED"  
- "OCT 2 1940"  
- "# 14232"