

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, M. W. James the said M. W. James

SEND GREETING:

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 One Thousand and no/100 Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of fifteen 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 upon 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, and to 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, M. W. James the said M. W. James

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said AMERICAN BUILDING

ASSOCIATION, OF GREENVILLE, S. C., according to the terms of said note, and also in consideration of the further sum of Three Dollars to me

the said M. W. James

in hand well and truly paid by the said AMERICAN BUILDING 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 AMERICAN BUILDING 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 ward one of the City of Greenville, on the southeast side of Mulberry street and being known and designated as Lot no. 3, on plat of the L. D. Jennings property, as shown by plat thereof recorded in the P. M. S. Office for Greenville County in Plat Book 8, page 156 and having according to said plat the following meter and bounds, to-wit:

Beginning at an iron pin on Mulberry street, corner of Lot no. 2, and running thence with Mulberry street N. 57-57 E. 44 feet to an iron pin corner of Lot no. 4; thence with line of lot no. 4 S. 32-03 E. 137.4 feet to an iron pin on Piedmont avenue; thence with Piedmont avenue S. 59-0 W. 44 feet to an iron pin, rear corner of Lot no. 2; thence with line of Lot no. 2, N. 32-03 W. 136.6 feet to an iron pin on Mulberry street, the beginning corner. Being the same lot conveyed to me by Katie M. Vernadose April 13, 1920, by deed recorded in the P. M. S. office for Greenville County in Vol. 64, page 61."

AMERICAN BUILDING AND LOAN ASSOCIATION OF GREENVILLE, S. C. RECEIVED \$1,000.00