

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, T. W. Wrenn

SEND GREETING:

WHEREAS, I the said T. W. Wrenn

in and by my certain promissory note, in writing, of even date with these presents am well and truly indebted to

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full and just sum of

FOUR THOUSAND AND NO/100

(\$ 4,000.00 Dollars, with interest at the rate of (6%) per centum per annum, to be repaid in instalments of

FORTY AND NO /100

(\$ 40.00

Dollars upon the first day of each and every calendar month hereafter in advance, 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 ten (10%) per centum 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, T. W. Wrenn, the said

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, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me

the said T. W. Wrenn in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, 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, 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, near the old Sans Souci Country Club, being known and designated as a portion of Lots Nos. 15 and 16, according to a plat of the B. E. Geer, property made by Dalton & Neves, Engineers, revised November, 1928, and recorded in the R. M. C. office for Greenville County in Plat Book "G", at page 133, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the northern side of Arlington avenue, 270 feet from the northeastern intersection of Arlington avenue and Pine street, and running thence N. 5-50 W. 200 feet to an iron pin; thence N. 85-55 E. 75 feet to an iron pin; thence S. 5-50 E. 200 feet to an iron pin in line of Arlington avenue; thence along the northern side of Arlington avenue, S. 83-55 W. 75 feet to the point of beginning. Being the same lot conveyed to me by Franklin Real Estate & Investment Company by deed dated April 29, 1929 and recorded in the R. M. C. office for Greenville County in Vol. 116, page 400."

Witness
Doris B. [unclear]
Daisy B. [unclear]

RECORDED
5th DAY OF Sept 1940
W. J. Jamieson
10114 #12594