

HOLC Form 651-A, SOUTH CAROLINA—Revised 10-9-39.

THE STATE OF SOUTH CAROLINA, }

MORTGAGE

COUNTY OF

PM SC-C-105-PO

in the State of South Carolina.

KNOW ALL MEN BY THESE PRESENTS, That I, Alvin Smith, of the City of Greer, in the County of Greenville, and hereinafter known and designated as Mortgagor, whether one or more, SEND GREETINGS:

WHEREAS, the mortgagor stands indebted unto HOME OWNERS' LOAN CORPORATION, a corporate instrumentality of the United States of America, organized and existing under and by virtue of an Act of Congress of the United States of America, known as Home Owners' Loan Act of 1933, as amended, 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

NINE HUNDRED AND NO/100

Dollars (\$ 900.00 )

payable to the order of mortgagee,

together with interest at the rate of four and one-half (4 1/2%) per cent per annum from date until paid, both principal and interest payable on an amortization plan in monthly installments of Six and 88/100 (\$6.88) Dollars on the 6th day of each month hereafter, beginning on the 6th day of June, 1940, and continuing until fully paid; the payments to be applied first, to interest on the unpaid balance and the remainder the principal until said debt is paid in full. Additional payments of principal in any amounts may be made at any time and shall be credited on such portions of the principal debt hereby evidenced as the owner or holder hereof shall elect.

*For Satisfaction see R.E. M. Book 357, Page 210.*

RECORDED AND INDEXED MAY 19 1940  
Ollie Jarnoworth  
SOUTH CAROLINA COUNTY, P. C.  
No. 24434

Interest will be charged only on the balance of said debt remaining unpaid. 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 thirty (30) 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 in Chick Springs Township, near the Town of Greer, in the County of Greenville, in the State of South Carolina, containing 2250 square feet, bounded on the north by lot now or formerly owned by J. Ratteree and W. R. Bailey; on the east by Greenville-Spartanburg Counties' line; on the south by lands now or formerly owned by L. Jackson Green; and on the west by lands now or formerly owned by L. Jackson Green; and having the following metes and bounds to-wit:

BEGINNING at a point on the Greenville-Spartanburg Counties' line, at corner of Lot now or formerly owned by J. Ratteree and W. R. Bailey, and running thence westerly along the line of said land one hundred five (150) feet; thence southerly along line of land now or formerly owned by L. Jackson Green two hundred ten (210) feet; thence easterly along line of said land one hundred five (105) feet to a point on Greenville-Spartanburg Counties' line; thence North 3 degrees East two hundred ten (210) feet to the beginning corner; said premises being that conveyed to James Nesbitt by L. Jackson Green by deed dated October 31, 1905, recorded November 4, 1905, in the R. M. C. Office for Greenville County in Book of Deeds "000" at Page 781.

Being the same property conveyed to Alvin Smith by Home Owners' Loan Corporation by deed dated May 6, 1940, recorded in Book 221, Page 249, in the R. M. C. Office for Greenville County, South Carolina.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in any wise incident or appertaining: AND IT IS AGREED, by and between the said parties, that all plumbing, heating and lighting fixtures and appurtenances, and all such other goods and effects as are ever furnished by a landlord in letting any unfurnished building, which are or shall be attached to the building covered by these presents, by nails, screws, bolts, pipe connections, masonry or in any manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns and all persons claiming by, through, or under them, and shall be deemed to be part of the security for the indebtedness herein mentioned and to be covered by this mortgage.