

MORTGAGE OF REAL ESTATE—G.R.E.M. 10

44034 FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, J. Frank Sanders, of Greenville, South Carolina of S. C.

WHEREAS I, J. Frank Sanders

PAID AND SATISFIED IN FULL  
THIS 27 DAY OF June 1944  
FIDELITY FEDERAL SAVINGS & LOAN ASSO.  
BY: M. M. Howell  
SECRETARY-TREAS.  
Witness: J. S. [unclear] [unclear]

SEND GREETINGS:

in and by my J. Frank Sanders certain promissory note, in writing, of even date with these presents, am well and truly indebted to FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of THIRTY-FIVE HUNDRED & NO/100

five and one-half (5 1/2%) Dollars,  
with interest at the rate of 5 1/2% per centum per annum, to be repaid in installments of TWENTY-EIGHT & 60/100

(28.60) 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; and after 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, 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.

NOW, KNOW ALL MEN, That I, J. Frank Sanders, the said

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

the said J. Frank Sanders in hand well and truly paid by the said FIDELITY 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 FIDELITY 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,

in Greenville Township, on the East side of Tomassee Avenue, near the City of Greenville, being known and designated as Lot No. 5 on plat of Property of C. B. Martin made by R. E. Dalton, Engineer, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book F at Page 102, and being more particularly described as follows:

BEGINNING at an iron pin on the East side of Tomassee Avenue, 140 feet from the Southeast corner of Tomassee Avenue and a 20 foot alley bordering on the property of the Augusta Road School Distract, at corner of Lot No. 3, and running thence with the line of said lot, S. 71-35 E. 177.6 feet to an iron pin joint corner of Lots Nos. 3, 4, 5 and 6; thence along the rear line of Lot No. 6, S. 16-51 W. 69.9 feet to an iron pin; thence S. 71-35 E. 183.4 feet to an iron pin on Tomassee Avenue; thence with the Eastern side of Tomassee Avenue, N. 21-35 E. 70 feet to the beginning corner; being the same property conveyed to J. Frank Sanders by C. B. Martin by deed dated March 27, 1941, recorded herewith.

RECORDED AT 3:40 O'CLOCK  
JUNE 30 1944  
R. M. C. OF GREENVILLE