

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

*S. Monroe Kirby*

SEND GREETING:

WHEREAS, *S.*, the said *Monroe Kirby*

in and by *my* certain promissory note in writing, of even date with these presents *and* well and truly indebted to AMERICAN BUILDING AND LOAN ASSOCIATION, a corporation incorporated under the laws of the State of South Carolina, in the full and

just sum of *One Hundred and no/100 (\$100.00) 4H* Dollars,

to be paid on or before the date when the *3rd* Series of the Instalment Stock of the said AMERICAN BUILDING AND LOAN ASSOCIATION shall reach maturity, with interest thereon from date at the rate of *eight* per cent. per annum, payable weekly on or before Saturday night of each and every week until paid in full; and if *S.* fail to pay said interest or to comply in all respects with the By-Laws of said Association, for the space of thirty days, then said debt shall become immediately due and payable, together with all interest, *and* expenses, and all amounts advanced by the said Association on the within described property, by way of taxes or insurance, the same to be added to the amount due on said note and to be collectible as part thereof, together with an attorney's fee of ten per cent. if the same be placed in the hand of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or legal proceedings of any kind (all of which is secured under this mortgage), as provided in and by the said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That *J. M. Jewell* the said *Monroe Kirby*

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said AMERICAN BUILDING AND LOAN ASSOCIATION, according to the terms of the said note, and *also* in consideration of the further sum of *Three* Dollars, to *me*

the said *Monroe Kirby* WITNESSES: *Go the Golf Club*

in hand well and truly paid by the said AMERICAN BUILDING AND LOAN ASSOCIATION at and before the signing of these Presents, the receipt thereof 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 all that piece, parcel or lot of land lying in Greenville County, South Carolina,

in *Greenville Township*, near the City of *Greenville*, according to a plat recorded in the P.M.C. Office for *Greenville County*, in Plat Book "F" at *page 1936* following, metes and bounds, to-wit:

Beginning at a point in the *land* formerly belonging to *Mills Manufacturing Company* which point is 18 feet N. 44-30 W. from an *old pin* in the north side of an alley, and running thence N. 44-30 W. 85 feet to a pin; thence N. 39-39 E. 231 feet to a pin; thence S. 42-25 E. 85 feet to an old pin; thence S. 39 W. 231 feet to the point of beginning, being the same lot of land conveyed to me by *L. D. Rainey, et al.* by deed recorded in the P. M. C. Office for *Greenville County* in Deed Book *57* at page *524*.