

HOME OWNER'S LOAN CORPORATION

THE STATE OF SOUTH CAROLINA, } AMORTIZATION MORTGAGE
County of Greenville

KNOW ALL MEN BY THESE PRESENTS: That I, D. W. Niott, of the city of Greenville,
in the County of Greenville, in the State of South Carolina,

and hereinafter known and designated as Mortgagor, whether one or more, SEND GREETINGS:

WHEREAS, the mortgagor stands indebted unto HOME OWNERS' LOAN CORPORATION, a Corporation created under Section 4 of an Act of Congress of the United States of America, known as Home Owners' Loan Act of 1933, approved June 13, 1933, 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 Four Thousand Three Hundred Forty-five and 76/100

Dollars (\$ 4345.76), payable to the order of the mortgagee, together with interest thereon from the date at the rate of five per centum (5%) per annum on the balance

remaining from time to time unpaid; both principal and interest being payable on an amortization plan in monthly installments of Thirty-four and 37/100 Dollars

(\$ 34.37) per month on the first day of each and every month hereafter; the payments being applied, first, to interest on unpaid balances, and the remainder to principal until said debt is paid in full. Extra payments may be made on the due date of any installment, and 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 ninety (90) 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

On the Eastern side of Jones Avenue, in the city of Greenville, in Greenville Township, in the County of Greenville, in the State of South Carolina; being known as #21 Jones Avenue, and being shown and delineated as Lot # 19 on plat of property of Parrish, Gower and Martin, made by Dalton and Nenes, Engineers, March 1928, recorded in Plat Book "B" at Page 197; being bounded on the North by Lot # 18, now or formerly owned by Parrish, Gower and Martin; on the East by Play ground tract and by Lot # 22, now or formerly owned by B. B. Smith; on the South by Lot # 20, now or formerly owned by Addie A. Smith; and on the West by Jones Avenue, and having the following metes and bounds, to wit: Beginning on the East side of Jones Avenue, corner of Lot # 20, 120 feet ^{North} from Watts Avenue, and running thence with the line of Lot # 20, S. 88-58 E. 175 feet to corner of ^{Lot} # 22; thence with line of Lot # 22 and with line of the play ground tract N. 0-48 E. 60 feet to corner of Lot # 18; thence with line of Lot # 18 N. 88-58 W. 175 ft. to Jones Avenue; thence with the East side of Jones Avenue S. 0-48 W. 60 feet to corner of Lot # 18; ~~thence with line of Lot # 18 N. 88-58 W. 175 ft. to Jones Avenue; thence with the East side of Jones Avenue S. 0-48 W. 60 feet to the beginning corner; said premises being that conveyed to D. W. Niott by O. M. Howard by deed dated February 6, 1929 and recorded February 6, 1929, in the R. M. C. Office for Greenville County in Book of Deeds "134" at Page 159.~~

For Satisfaction
See R. E. M. Book
413 Page 166.

RECORDED AND CANCELLED BY
RECORDS SECTION
M. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:00 O'CLOCK
Feb 20 1949
252012

20. The mortgagor agrees that in the event the ownership of the mortgaged premises, or any part thereof, becomes vested in a person other than the mortgagor, the mortgagor, its successors and assigns, may, without notice to the mortgagee and the debt hereby secured, in the same manner as with the mortgagee, without in any way violating or discharging the mortgagor's liability hereunder or in any way affecting the mortgagee or its assigns, or release of any portion of the mortgage premises and no extension of the time for the payment of the debt hereby secured given by the mortgagor or its assigns shall operate to release, discharge, modify, change or affect the original liability of the mortgagor hereon, either in whole or in part.