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PROVENCHE, JARRARD & MARTIN—GREENVILLE 31926

FORM NO. 1.

STATE OF SOUTH CAROLINA,
County of Greenville.

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

R. H. Sublett SEND GREETINGS:

WHEREAS, I the said R. H. Sublett

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, S. C., in the full and just sum of Two Thousand Six Hundred & no/100 ($2600.00) Dollars ~~and have subscribed to _____ shares of the Installment Thrift Stock of said~~ FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., and have agreed to pay therefor at the rate of Fifty (50) Cents per share, per month, until said payments, plus dividends, have reached the par value of One Hundred Dollars per share, at which time said note shall become due and payable, with interest, and

WHEREAS said note provides for the payment of interest on the sum of _____ ($_____) Dollars, at the rate of Six (6%) per centum per annum, to be computed and paid monthly, in advance, until maturity of said shares of Instalment Thrift Stock in said Association, and _____ am desirous of securing said debt and interest:

NOW, KNOW ALL MEN, That I, the said R. H. Sublett

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, S. C., according to the terms of said note, and also in consideration of the further sum of Three Dollars to me, the said R. H. Sublett in hand well and truly paid by the said FIRST 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 FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., the following described property, to-wit:

with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of Twenty six and no/100 **($26.00) 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 to 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 payment of the principal or interest thereon shall be past due and unpaid for a period of thirty (30) days or failure to perform 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, without notice 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 collected 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.**

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, S. C. — Witness: Mrs. Lillie Smith — By R. H. Sublett, Secretary-Treasurer

Filed for Record the 7th day of January 1945 at 4:45 P.M. — Register of Mesne Conveyances, Greenville County, S.C.

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 Ward Two of the City of Greenville, and being designated as Lot No "7" of North Hills subdivision according to plat of said property made by Dalton & Neves, Engrs., and recorded in the R. M. C. Office for Greenville County in Plat Book "H" page 90, and having the following metes and bounds.

Beginning at a point on the northern side of Garrard Street 140 feet east of the northeast intersection of Garrard and Elizabeth streets and running thence N. 19-30 W. 147 feet to an iron pin; thence S. 66-02 E. 44.4 feet to an iron pin; thence S. 17-00 W. 148 feet to an iron pin on Garrard Street; thence along Garrard Street N. 66-02 W. 50 feet to the beginning corner. Being the same lot conveyed to me by Kenesaw Investment Corporation by deed dated May 9, 1930 and recorded in the R. M. C. Office for Greenville County in Vol 132, page 146"

For Mortgage See Mortgage Book Vol 199 page 97