

MORTGAGE OF REAL ESTATE

36098 PRELIMINARY-JANUARY CO.-GREENVILLE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Me, L. D. Sherer and Eva Jamison Sherer SEND GREETING:
WHEREAS, we the said L. D. Sherer and Eva Jamison Sherer

in and by our certain promissory note, in writing, of even date with these presents, are well and truly indebted to AMERICAN BUILDING FIRST FEDERAL SAVINGS
AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of Ten thousand, Five

Hundred & no/100 (\$10,500.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of Eighty and no/100 (\$80.00) 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 shall 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 portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, or failure to comply with 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, 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 (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That we, the said L. D. Sherer and Eva Jamison Sherer

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said AMERICAN BUILDING 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 us the said L. D. Sherer and Eva Jamison Sherer

in hand well and truly paid by the said AMERICAN BUILDING 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 AMERICAN BUILDING FIRST 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,

and on the north side of West Prentiss Avenue, in the city of Greenville, and being known and designated as Lot No. 6 of the property of L. D. Mills, as shown on plat of record in the R. M. Co. office for Greenville County in Plat Book F. at page 50, and having the following metes and bounds, to-wit:

"Beginning at an iron pin on the north side of West Prentiss Avenue, joint line of Lots 5 and 6, and running thence along the rear line of Lots 5 and 4 22-11 E. 154 feet to an iron pin; thence S. 54-28 E. 70.5 feet to an iron pin; thence S. 22-11 E. 121.5 feet to an iron pin; thence S. 44-33 E. 48.5 feet to an iron pin on West Prentiss Avenue; thence with said West Prentiss Avenue, N. 45-27 E. 80.4 feet to the beginning corner. Being the same lot conveyed to Eva Jamison Sherer by A. F. McMissick and N. P. Anderson, March 14, 1924 by deed recorded in Vol. 92, page 403, and an undivided one-half interest therein being conveyed to L. D. Sherer April 18, 1936, by deed recorded in Vol. 184, page 285."

Also: All those certain pieces, parcels and lots of land, situate, lying and being in the State of South Carolina, County of Greenville, and in Greenville Township, and being known and designated as Lots Nos. 109, 110, 111, 112, 113, 114, 115, 116, 117 and 118, 120, 121, 122, 123, 124 and 125 of a subdivision known as Country Club Estates, as shown on plat thereof made by Dalton & Neves, Engrs., Oct. 1926, and recorded in the R. M. Co. office for Greenville County in Plat Book G, pages 190 and 191, and having such metes and bounds as shown thereon."

Handwritten notes and signatures:
- "AMERICAN BUILDING FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION" stamp
- "PAID TO SHERER AND JAMISON" stamp
- "RECORDED IN VOL. 262, PAGE 403" stamp
- "RECORDED IN VOL. 184, PAGE 285" stamp
- "Satisfied and Cancelled" stamp
- "AMERICAN BUILDING FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION" stamp
- "RECORDED IN VOL. 262, PAGE 403" stamp
- "RECORDED IN VOL. 184, PAGE 285" stamp
- "Satisfied and Cancelled" stamp
- "AMERICAN BUILDING FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION" stamp
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