

MORTGAGE OF REAL ESTATE

36098 PROYENCE-JARRARD CO.-GREENVILLE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Hattie Davidson Kerns

WHEREAS, I the said Hattie Davidson Kerns

SEND GREETING:

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, OF GREENVILLE, S. C., in the full and just sum of

One Thousand and no/100 Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of 10.00 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 fees and 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, of which it is secured under this mortgage; as in and by said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That I Hattie Davidson Kerns

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, 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 Hattie Davidson Kerns

in hand well and truly paid by the said AMERICAN BUILDING 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 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, situated, lying and being in the State of South Carolina, County of Greenville,

and in Paris Mountain Township, containing 48.15 acres, more or less, and being according to a survey made by J. Dale Freeman, Sept. 8, 1936, the following notes and beings to-wit:

"Beginning at a stone, corner of Ernest Bishop's land, and running thence with Bishop's line, N. 12 1/4 E. 8.50 Chains to an iron pin; thence N. 40 3/4 E. 23.60 Chains to an iron pin, 370m, corner Spratt property; thence S. 67 1/4 E. 4.20 Chains to iron pin, 370m; thence N. 63 3/4 E. 6.50 Chains to iron pin, 370m, corner Paris Mt. Land Company; thence S. 17 3/4 E. 17.65 Chains to a stone, 370m, by spring; thence S. 75 1/2 W. 12.20 Chains to a stone, 370m; thence S. 42 1/2 W. 8.50 Chains crossing Thompson road, to a stone 370m, by pine; thence S. 82 3/4 W. 9.15 Chains to a stone, 370m; thence S. 85 W. 5.35 Chains to the beginning corner. Being the same tract of land willed to me by my father, John B. Davidson, subject to life estate of my mother, Hersie Davidson, who has since died, as shown by said will on file in the Office of the Probate Judge for Greenville County in Department 81, File 360"

Handwritten notes:
Satisfied and cancelled loan
Paid Federal Savings and Loan Association
AMERICAN BUILDING AND LOAN ASSOCIATION, OF GREENVILLE, S. C.
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