MORTGAGE OF REAL ESTATE

36098 PROVENCE-JARRARD CO.—GREENVILLE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, J. A. Brown ---------- SEND GREETING:

WHEREAS, I the said J. A. Brown

in and by my certain promissory note, in writing, of even date with these presents, I am well and truly indebted to FIRST FEDERAL SAVINGS ~~AMERICAN BUILDING~~ AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of One Thousand Five Hundred & no/100 ($ 1,500.00) Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in installments of Fifteen and no/100 ($ 15.00) 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 I, the said J. A. Brown

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 ~~AMERICAN BUILDING~~ 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 J. A. Brown in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ~~AMERICAN BUILDING~~ 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 ~~AMERICAN BUILDING~~ 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 in Ward Four of the City of Greenville, and being known and designated as part Lot No. 34, of "Oakland Heights" as shown on plat of same recorded in Plat Book "C" Page 147, of the R. M. C. Office for Greenville County, and having the following metes and bounds, to-wit:

"Beginning at an iron pin on the south side of Choice Street, 190 feet northeast of the intersection of Oakland avenue and Choice street, and running thence S. 34-50 W. 150 feet with line of Lot No. 33, to an iron pin on line of Lot No. 37; thence S. 62-19 E. 50 feet to an iron pin, rear corner of Lot No. 35; thence with line of Lot No. 35, N. 34-50 E. 150 feet to an iron pin on Choice Street; thence with Choice street, N. 62-19 W. 50 feet to the iron pin, the beginning corner. Being the same lot conveyed to me by A. E. Brown by deed dated Sept. 9, 1936, not yet recorded, and being the same lot conveyed to A. E. Brown by Parris and Gower by deed dated Jan. 24, 1923, and recorded in the R. M. C. office for Greenville County in Deed Book 87, page 240."

Witness: D. L. Bolding, Doris Sarratt

SATISFIED AND CANCELLED OF RECORD 1st day of April 1937 at 10:55 o'clock A. M. # 4137.