

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Ophelia Carson, of Greenville County, S. C.

SEND GREETINGS:

WHEREAS I the said Ophelia Carson

in and by my certain promissory note, in writing, of even date with these presents, am well and truly indebted to FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of One Hundred and no/100

(\$ 100.00 ) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of Five and No/100

(\$ 5.00 ) 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.

NOW, KNOW ALL MEN, That I the said Ophelia Carson

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIDELITY 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 Ophelia Carson

in hand well and truly paid by the said FIDELITY 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 FIDELITY 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,

in Greenville Township, on the South side of Wilburn Avenue (formerly Maple Avenue), near the city of Greenville, being the Western portion of Lots Nos. 151 and 151-A as shown on plat of "Westview Heights", property of Pride & Patton Land Company, made by Dalton & Neves, in July, 1925, recorded in the R. M. C. Office for Greenville County in Plat Book "G" at Page 33, and having the following metes and bounds, to wit:

"Beginning at a stake on the South side of Wilburn Avenue, 119.1 feet West from Anderson Road, and running thence with the South side of Wilburn Avenue, N. 46-34 W. 53 feet to a stake, corner of Lot No. 132; thence with the line of said lot, S. 43-30 W. 100 feet to a stake, corner of Lot No. 152; thence with the line of said lot, S. 46-34 E. 53 feet to a stake; corner of property of Alice H. Carson; thence with the line of said property, N. 43-30 E. 100 feet to the beginning corner; said property being that conveyed to Ophelia Carson by Allie H. Carson by deed dated August 5, 1937, and recorded in the R. M. C. Office for Greenville County in Book of Deeds "100" at Page 263.

"Proceeds of the within loan are advanced for the purpose by building and equipping bathroom in house located on the above property."