

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

State of South Carolina

I, W. Lawrence Bentz, of the City of Greenville, County of Greenville, SEND GREETINGS:

WHEREAS I, the said W. Lawrence Bentz

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 FOUR THOUSAND & NO/100

(\$ 4,000.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of FORTY & NO/100

(\$ 40.00) 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

W. Lawrence Bentz

PAID AND SATISFIED IN FULL
THIS 3rd DAY OF JAN 1951
FIDELITY FEDERAL SAVINGS & LOAN ASSO.
Elizabeth Nicoll
Secretary-Treas.

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 Four Dollars to me the said W. Lawrence Bentz

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 Arlington Avenue, in the City of Greenville, being shown as Lot No. 3 on plat of Property of Henry T. Mills, recorded in the R. M. C. Office for Greenville County in Plat Book "C" at Page 223, and having the following metes and bounds:

Beginning at a stake on the South side of Arlington Avenue, 100 feet East from Calhoun Street, at corner of Lot No. 2, and running thence with the line of said lot, S. 16-15 W. 175 feet to a stake on a 15 foot alley; thence with the Northern side of said alley, S. 73-45 E. 50 feet to a stake, corner of Lot No. 4; thence with the line of said lot, N. 16-15 E. 175 feet to a stake on Arlington Avenue; thence with the Southern side of Arlington Avenue, N. 73-45 W. 50 feet to the beginning corner; being the same property conveyed to W. Lawrence Bentz by M. W. Campbell by deed dated October 6, 1920, and recorded in the R. M. C. Office for Greenville County in Book of Deeds "64" at Page 166.