

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, G. A. Sanders, of Greenville, S. C.

SEND GREETINGS:

WHEREAS I the said G. A. Sanders

in and by my certain promissory note, in writing, of even date with these presents am well and truly indebted to

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full and just sum of

EIGHT HUNDRED AND NO/100

(\$ 800.00) Dollars, with interest at the rate of (6%) per centum per annum, to be repaid in instalments of

TEN AND NO/100

(\$ 10.00) Dollars upon the first

day of each and every calendar month hereafter in advance, 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, hereon become immediately due and payable, who may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum 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

G. A. Sanders

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 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 G. A. Sanders

in hand well and truly paid by the said 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 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,

in Greenville Township, and being known and designated as Lot No. 23, of a subdivision known as Hillside Heights, as shown by plat thereof recorded in the R. M. C. office for Greenville County in Plat Book F, at page 100, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the south side of Circle Street, at the joint corner of Lots 22 and 23, and running thence along the joint line of said lots, S. 5-51 E. 150 feet to an iron pin; thence N. 88-50 W. 105 feet to an iron pin, joint rear corner of Lots 23 and 24; thence along the joint line of said lots, N. 11-22 E. 150 feet to an iron pin on the south side of said Circle street; thence along the line of said street, S. 89-55 E. 60 feet to the beginning corner. Being the same lot conveyed to me by Franklin Smith by deed dated Sept. 13, 1923 and recorded in the R. M. C. office for Greenville County in Vol. 97, page 513."

Paid, Satisfied and cancelled Savings and Loan Association of Greenville, S.C. 3-19-44

RECORDED AND INDEXED BY
Ollie Jamnour
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:15 P.M. MARCH 14, 1944
3306