

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, J. G. Phillips

SEND GREETINGS:

WHEREAS I, the said J. G. Phillips

in and by my certain promissory note, in writing, of even date with these presents, and well and truly indebted to FIDELITY FEDERAL SAVINGS 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 & 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.

NOW, KNOW ALL MEN, That I, the said J. G. Phillips

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 J. G. Phillips

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 Gantt Township, School District 6-B, known and designated as Lot No. 5 according to a plat of the property of J. G. Phillips surveyed November 26, 1938 by W. A. Hester, and having, according to said plat, the following metes and bounds, courses and distances, to wit:

Beginning at an iron pin joint Western corner of Lots Nos. 5 and 6 and running thence along the dividing line of said lots N. 86 E. 422 ft. to an iron pin on an unnamed road; thence with said unnamed road N. 21 E. 135.3 ft. to an iron pin corner of Lot No. 9; thence along the dividing line of Lots Nos. 5 and 9 S. 86 W. 420 ft. to a point joint rear corner of Lots Nos. 4 and 5; thence along the rear line of Lot No. 5 S. 22 1/4 W. 135.3 ft. to the point of beginning.

Handwritten notes:
Paid and Satisfied In Full.
July 1942.
Federal Savings & Loan Assn.
J. G. Phillips
31st Federal
Thelma J. Gilrod
FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, S. C.
#8443