

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Howard Coleman and Rexa V. Coleman, of Greenville, County, S. C. SEND GREETINGS:

WHEREAS ~~we~~ we the said Howard Coleman and Rexa V. Coleman

in and by ~~our~~ certain promissory note, in writing, of even date with these presents, ~~as~~ are well and truly indebted to FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, S. C., in the full and just sum of Twenty-Nine Hundred, Fifty & No/100 (\$ 2950.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of Twenty-nine & 50/100

(\$29.50) 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 ~~we~~ we, the said Howard Coleman and Rexa V. Coleman

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 ~~us~~ us the said Howard Coleman and Rexa V. Coleman

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 North side of Arthur Avenue, near the City of Greenville, being shown as Lot No. 20, of Block L, on plat of Property of O. P. Mills made by H. Olin Jones, in May, 1914, recorded in the R. M. C. Office for Greenville County in Plat Book C at page 176, and having the following metes and bounds:

Beginning at a stake on the North side of Arthur Avenue, at corner of Lot No. 21, and running thence with the line of said lot, N. 44-33 W. 179.1 feet to a stake in line of Lot No. 5; thence with the line of said lot, N. 45-27 E. 60 feet to a stake, corner of Lot No. 19; thence with the line of said lot, S. 44-33 E. 180 feet to a stake on Arthur Avenue; thence with the Northern side of Arthur Avenue, S. 46-13 W. 60 feet to the beginning corner; being the same property conveyed to Howard Coleman and Rexa V. Coleman by Mrs. Jane G. Hammond by deed of even date to be recorded herewith.

And the mortgagor(s) do hereby agree, on demand of the mortgagee or its assigns, to pay to the mortgagee or its assigns, at the first day of each and every calendar month hereafter until the full principal sum, with interest, has been paid, the amount of the monthly installment of principal and interest due thereunder, and in addition thereto, to pay to the mortgagee or its assigns, as aforesaid, the whole amount due under said note, 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.

For position of this paragraph see other side of page

*For Satisfaction see R. M. Book 1034 Page 449*

SATISFIED AND CANCELLED OF RECORD  
28 DAY OF June 1946  
Ollie J. [Signature]  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 4:25 O'CLOCK P. M. NO. 213