

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, T. M. Nelson, of Greenville, S. C.

SEND GREETINGS:

WHEREAS I the said T. M. Nelson

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

SIXTY-THREE HUNDRED & NO/100

(\$ 6300.00) Dollars,

with interest at the rate of six (6%) per centum per annum, to be repaid in installments of FIFTY-THREE & 17/100

(\$ 53.17) 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 enforce 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 T. M. Nelson

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 T. M. Nelson

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, just outside the incorporate limits of the City of Greenville, on the North side of Camille Avenue, being the greater portion of Lot No. 24 according to a plat of property of the T. Q. Donaldson Estate which plat is recorded in the R. M. C. Office for Greenville County in Plat Book "H" at Page 284, and described as follows:

Beginning at a stake on the North side of Camille Avenue, which stake is S. 73-53 E. 175 feet from McDaniel Avenue, and running thence N. 16-10 E. 138.6 feet to a stake; thence S. 78-10 E. 65 feet to a stake, joint rear corner of Lots Nos. 23 and 24; thence with line of lot of M. Rush Thakston S. 16-10 W. 143.3 feet, more or less, to a stake on Camille Avenue, which stake is 6 feet West of the joint front corners of Lots Nos. 23 and 24; thence N. 73-55 W. 65 feet to the beginning corner; being the same property conveyed to T. M. Nelson by Eleanor H. Martin by deed dated March 9, 1940, and recorded herewith.

And the mortgagor (I) do hereby agree, on the part of the mortgagor, to pay to the mortgagee, the monthly installments due on the principal and interest of this mortgage and the note secured thereby, on the first day of each month, beginning on the first day of the month next following the date of the recording of this mortgage and the note secured thereby, and to pay to the mortgagee, the monthly installments due on the principal and interest of this mortgage and the note secured thereby, on the first day of each month, beginning on the first day of the month next following the date of the recording of this mortgage and the note secured thereby.

For position of this paragraph see other side of page.

Handwritten notes and stamps:
- "Paid and satisfied in full" (written diagonally)
- "This is my deed" (written vertically)
- "Fidelity Federal Savings & Loan Assn." (written diagonally)
- "RECORDED" stamp
- "GREENVILLE, S. C." stamp
- "MAY 12 1940" stamp
- "#6658" stamp