

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Clara E. Nance McBride, (formerly Clara E. Nance) of the City of Greenville, SEND GREETINGS:  
County of Greenville, State of South Carolina  
WHEREAS I the said Clara E. Nance McBride (formerly Clara E. Nance)

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 FIVE HUNDRED & NO/100

(\$ 500.00 ) Dollars,  
with interest at the rate of six (6%) per centum per annum; to be repaid in installments of TEN & NO/100

( \$ 10.00 ) 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 hereunder 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 Clara E. Nance McBride (formerly Clara E. Nance)

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 Clara E. Nance McBride (formerly Clara E. Nance)

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 West side of South Leach Street, in the City of Greenville  
being shown as Lot No. 9, of Block B, on plat recorded in the R. M. C. Office for Greenville  
County in Plat Book A at page 99, and described as follows:

Beginning at a stake on the West side of South Leach Street, at corner of Lot No. 10, and running thence with the line of said lot, N. 71-04 W. 205 feet, more or less, to a stake on an alley; thence with the Eastern side of said alley, S. 16-48 W. 46 feet to a stake; thence S. 71-04 E. 204 feet to a stake on South Leach Street; thence with the Western side of South Leach Street, N. 17-30 E. 45.5 feet to the beginning corner; being the same property conveyed to Clara E. Nance by Melville Land Company by deed dated March 31, 1911, recorded in the R. M. C. Office for Greenville County in Book of Deeds YYY at page 286, the said Clara E. Nance having married and now known as Clara E. Nance McBride.

And the mortgagor(s) do(es) hereby agree, on demand of the mortgagee at any time, to pay, on the first day of each succeeding month thereafter, together with, and in addition to, the monthly payments of principal and interest stated above, a sum equal to one-twelfth (1/12th) of the said annual taxes, assessment and insurance premiums, as estimated by the mortgagee. The mortgagor(s) further agree(s) to pay on demand, at any time, any additional sums necessary to pay these items. It is further agreed that any such additional payments, when so demanded by the mortgagee, shall become a part of the monthly installments due under the terms of this mortgage and the note secured thereby.

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