

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF **Greenville**
TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, **Miriam Gavan Goldsmith**

Greenville, South Carolina

, hereinafter called the Mortgagor, and

WHEREAS, the Mortgagor is well and truly indebted unto **The South Carolina National Bank of Charleston, (Columbia Branch)**

organized and existing under the laws of **The United States of America** called the Mortgagee, as evidenced by a certain promissory note of even date herewith the terms of which are incorporated herein by reference in the principal sum of **Twenty-Five Hundred and No/100 Dollars (\$2,500.00)** with interest from date at the rate of **four and one-half** percent (**4 1/2** %) per annum until paid, said principal and interest being payable at the office of **The South Carolina National Bank of Charleston in Columbia, South Carolina**, or at such other place as the holder of the note may designate in writing, in monthly installments of **Nineteen and 13/100 Dollars (\$19.13)**, commencing on the first day of **October** 19**40**, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of **September**, 19**55**.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee, and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of **Greenville**, State of South Carolina:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the Southwest side of Brookway Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lots 11 and 12, of Block E, on revised plat of Grove Park made by W. J. Riddle and recorded in the R. M. C. Office for Greenville County, S. C. in plat Book J, at pages 68 and 69, and having according to a recent survey made by A. Newton Stall, July 17th, 1940, the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the Southwest side of Brookway Drive, which iron pin is 25 feet in a Westerly direction from the Southwest corner of the intersection of Brookway Drive and Service Street (sometimes referred to as Service Alley), and running thence with the Southwest side of Brookway Drive, N. 59-08 W. 25 feet to an iron pin; thence still with Brookway Drive, N. 55-47 W. 25 feet to an iron pin, joint front corner of Lots 12 and 13; thence with the line of Lot 13, S. 45-00 W. 280 feet to an iron pin in center of branch; thence with the center of said branch in a Southeasterly direction 87 feet to an iron pin in said branch, joint rear corner of Lots 10 and 11; thence with the line of Lot 10, N. 39-00 E. 288 feet to an iron pin on the Southwest side of Brookway Drive, the beginning corner.

*State of South Carolina
County of Richland*

For and In Consideration of the sum of Twenty five Hundred (\$2,500.00) Dollars The South Carolina National Bank of Charleston (Columbia Branch), by its duly authorized officer Jas. J. Robb as Vice-President, hereby assigns, transfers and sets over to the R.F.C. Mortgage Company the within mortgage and the note which the same secures, upon which there is due the principal sum of Twenty five Hundred (\$2500.00) Dollars, with interest from Sept. 1st, 1940, 1940, without recourse on it.

In Witness Whereof, The South Carolina National Bank of Charleston (Columbia Branch) has caused this instrument to be executed by its duly authorized officer, Jas. J. Robb as Vice President, and its corporate seal to be hereunto affixed this 9th day of September, 1940.

*In the presence of:
Josephine Sutherland
G. W. Hiers*

*The South Carolina National Bank
of Charleston (Columbia Branch)
By: Jas. J. Robb
Vice-Pres.*

Recorded September 10th 1940 at 9:30 a. m. # 12762

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described, and all of the property hereinbefore mentioned is hereinafter referred to as "mortgaged property."

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants with the Mortgagee that Mortgagor is lawfully seized in fee of the mortgaged property; that said property is free from all encumbrances and liens whatsoever, except

that Mortgagor has a good and legal right to sell and convey the same to Mortgagee; and that Mortgagor will warrant and defend the title to said property to Mortgagee forever against the claims and demands of any person or persons whomsoever, and if Mortgagee shall bring or defend any action to protect or establish any of its rights hereunder, the Mortgagor will pay all costs and expenses, including reasonable attorney's fees, all of which shall be added to the indebtedness secured hereby.