

MORTGAGE OF REAL ESTATE

WALKER, EVANS & CORNWELL CO., CHARLESTON, S. C. 14586-9-13-40

STATE OF SOUTH CAROLINA, }

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Earl R. Houser, of Greenville, S. C.

SEND GREETINGS:

WHEREAS I, Earl R. Houser, the said.

in and by my certain promissory note, in writing, of even date with these presents, well and truly indebted to

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full and just sum of

TWENTY THOUSAND AND NO/100

(\$20,000.00) Dollars, with interest at the rate of (6%) per centum per annum, to be repaid in installments of ONE HUNDRED SIXTYEIGHT AND NO/100 (\$ 168.00) Dollars upon the first

day of each and every calendar month hereafter in advance, 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 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 ten (10%) per centum 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, all of which is secured under this mortgage; as in and in said note referred being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That I, Earl R. Houser, the said.

in consideration of the said debt and sum of money aforesaid and for the better securing the payment thereof to the said FIRST 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 Earl R. Houser

in hand well and truly paid by the said FIRST 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 FIRST 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,

and in Ward Six of the City of Greenville, on the north side of Tindal Avenue, and being known and designated as Lot No. 60, of Block A, on the property of Cagle Park Company, as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book C, at page 238, and having the following metes and bounds, to-wit:

"BEGINNING at a point on Tindal Avenue, joint corner of Lots 59 and 60, and running thence N. 86-24 E. 65.2 feet to a point; thence N. 89-07 E. 4.08 feet to joint corner of Lots 60 and 61; thence with line of Lot No. 61, N. 2-37 W. 200 feet to a point on McKay street; thence along McKay street, S. 89-15 W. 69.8 feet to joint corner of Lot No. 59 and Lot No. 60; thence S. 2-33 E. 203.1 feet to a point of beginning on Tindal Avenue. Being the same property conveyed to me by Bessie M. Ward by deed of even date, herewith, not yet recorded.

Handwritten notes: Paid 10/15/43, First Federal Savings and Loan Association, Greenville, S.C., Secy. Ward, 1943, \$20,000.00, \$168.00, 10/15/43, #535

Stamp: RECORDED AND INDEXED, OCT 15 1943, M. F. W. GREENVILLE, S. C.