

(Rev. Feb. 15, 1941)

MORTGAGE

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

Greenville, S. C.

Eleanor M. Ayres

, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

Bank of Greenwood, Greenwood, S. C.

organized and existing under the laws of South Carolina, hereinafter 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 **Sixty-eight Hundred and No. 100** Dollars (\$ **6800.00**), with interest from date at the rate of **four and one-half** per centum (**4½** %) per annum until paid, said principal and interest being payable at the office of **Bank of Greenwood** in **Greenwood, S.C.**, or at such other place as the holder of the note may designate in writing, in monthly installments of **Forty Three and 04/100** Dollars (\$**43.04**), commencing on the first day of **March**, 19**42**, 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 **February**, 19**62**.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof, 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 at 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 North side of E. Faris Road Extension in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 18 on plat of Addition No. 2 to Forest Hills, made by Dalton & Neves, Engineers, in Plat Book J, at page 213 and having according to said plat and recent survey made by R. E. Dalton, January 22nd, 1942, the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the North side of East Faris Road Extension at joint front corner of Lots 18 and 19, said pin being 150 feet East from the Northeast corner of the intersection of East Faris Road Extension and Longview Terrace and running thence with the North side of East Faris Road Extension North 64-30 E. 75 feet to an iron pin at joint front corner of Lots 17 and 18; thence with the line of Lot 17 N. 26-19 W. 170 feet to an iron pin in the rear line of Lot 9; thence with the rear line of Lots 8 and 9 S. 64-30 W. 92 feet to an iron pin; thence with the line of Lot 19 S. 32-0 E. 171.2 feet to an iron pin on the North side of East Faris Road Extension, the beginning corner.

For position of this paragraph see other side of page.

8. The Mortgagor further agrees that should this mortgage and the note secured hereby not be eligible for insurance under the National Housing Act within eight months from the date hereof (written statement of any officer or employee of the Federal Housing Administration dated subsequent to the eight months' time from the date of this mortgage, declining to insure said note and this mortgage, being deemed conclusive proof of such ineligibility) the Mortgagee or the holder of the note may, at its option, declare all sums secured hereby immediately due and payable.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all 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.

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

The Mortgagor covenants that he is lawfully seized of the premises herein described.