

MORTGAGE OF REAL ESTATE—G.R.E.M. 9

STATE OF SOUTH CAROLINA, }  
County of GREENVILLE

WE, R. G. DARBY AND LOUISE M. DARBY

SEND GREETING:

WHEREAS, we the said R. G. Darby and Louise M. Darby

in and by our certain promissory note in writing, of even date with these presents are well and truly indebted to U. S. Building  
COMPANY in the full and just sum of Six Hundred Forty-three  
and 45/100 - - - - (\$ 643.45) DOLLARS, to be paid at its Office in Greenville, S. C., together with interest thereon from date  
hereof until maturity at the rate of five (5%) per centum per annum, said principal and interest being payable in monthly  
installments as follows:

Beginning on the 27th day of November 1942 and on the 27th day of each month thereafter until the principal and interest are paid  
each year thereafter the sum of \$ 15.00 to be applied of the interest and principal of said note, said payments to continue  
in full the aforesaid monthly payments of \$ 15.00 each are to be applied first to interest at the rate  
of five (5%) per centum per annum on the principal sum of \$ 643.45 or so much thereof as shall, from time to time, remain unpaid  
and the balance of each monthly payment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment  
of any installment or installments, or any part thereof, as therein provided, the same shall bear simple interest from the date of such default until paid at the  
rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant  
contained herein, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, who may sue thereon and fore-  
close this mortgage; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity, it  
should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the  
hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including ten (10%) per  
cent, of the indebtedness as attorneys' fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That we the said R. G. Darby and Louise M. Darby in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said  
COMPANY according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to us  
the said R. G. Darby and Louise M. Darby, in hand well and truly paid by the said U. S. Building  
COMPANY, 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 U. S. Building Company

All that certain piece, parcel or lot of land with the buildings and improvements thereon  
situate, lying and being on the Southeast side of Melville Avenue, near the City of Greenville,  
in the County of Greenville, State of South Carolina, being known and designated as Lot No. 36,  
on plat of Aberdeen Highlands, made by Dalton & Neves, Engineers, November 1941, revised June  
1942, and recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book M, page 37,  
and having, according to said plat and a recent survey made by J. L. Hunter, October 31, 1942,  
the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of Melville Avenue at joint front corner of  
Lots No. 35 and 36, said pin also being 70.4 feet in a Northeasterly direction from the point  
where the Southeast side of Melville Avenue intersects with the northeast side of a 30 foot un-  
named street, and running thence with the line of Lot No. 36, S. 44-25 E. 192 feet to an iron pin  
on the Northwest side of a 20 foot alley; thence with the Northwest side of said alley, N. 47-45  
E. 70 feet to an iron pin on said alley at joint rear corner of Lots No. 34 and 35; thence with  
the line of Lot No. 34, N. 44-06 W. 218.6 feet to an iron pin on the Southeast side of Melville  
Avenue; thence with the Southeast side of Melville Avenue, S. 26-58 W. 75 feet to the beginning  
corner.

This is the same property conveyed to us by deed of U. S. Building Company of even date  
herewith, and this mortgage is given to secure the balance of the purchase price. This mortgage  
is junior to mortgage held by The Prudential Insurance Company of America, recorded in Mortgage  
Book 315 at Page 251, R.M.C. Office for Greenville County, S. C.

SATISFIED AND CANCELLED  
DATE OF CANCELLATION  
BY  
U. S. BUILDING COMPANY, S. C.