



FILED GREENVILLE CO. S. C.

FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE

OLLIE FARNSWORTH R. M. C.

MORTGAGE OF REAL ESTATE

State of South Carolina

County of GREENVILLE

To All Whom These Presents May Concern:

I, James Anders, of Greenville County SEND GREETING:

WHEREAS, I the said James Anders

in and by my certain promissory note, in writing, of even date with these presents am well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full and just sum of THREE THOUSAND, SEVEN HUNDRED AND NO/100 - -(\$ 3,700.00)

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of THIRTY-SEVEN AND NO/100 - - - - - (\$ 37.00) 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 at any time 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 beside 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 by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That I, the said James Anders

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, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me,

the said James Anders

in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, 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, 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 Butler Township, School District 5-E, on the northwest side of Bennett's Bridge Road about 12 miles from the Greenville County Court House, containing 25.40 acres, more or less, and being known and designated as Tract No. 2 of the Estate of Hiram Hobby, as shown on plat thereof made by Dalton & Neves, Engrs., in December, 1926 and recorded in the R.M.C. office for Greenville County in Plat Book H, at page 56, and having the following metes and bounds, to-wit:

"BEGINNING at a point in the center of Bennett's Bridge Road and in the center of a bridge across Peters Creek, and running thence along the center of said Peters Creek, N. 64-55 W. 137 feet to a bend; thence still along the line of said creek, N. 17-05 W. 188.2 feet to another bend; thence still along the center of said creek, N. 70-0 W. 223 feet to another bend; thence still with the center of said creek, N. 19-20 W. 241 feet to another bend; thence still with the center of said creek, N. 30-40 E. 189.6 feet to another bend; thence still with the center of said creek, N. 7-20 W. 189.5 feet to a point in the center of said creek opposite the mouth of a ditch marked by three ash trees; thence along the line of property of F. L. Smith, which is also the aforesaid ditch, N. 63-30 E. 213 feet to a bend in said ditch; thence still along the ditch

PAID SATISFIED AND CANCELLED

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, S. C.

Walter P. White
Pat McHugh
Oct 29 - 1944

Ollie Farnsworth
7 Nov 44

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