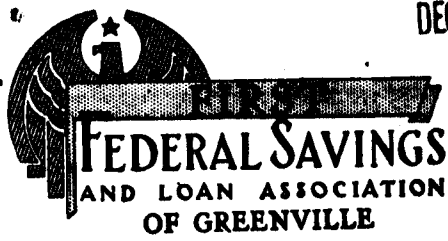


DEC 18 12 04 PM 1948



OLLIE FARNSWORTH
R.M.C. VOL 409 PAGE 53

State of South Carolina

MORTGAGE OF REAL ESTATE

County of GREENVILLE

To All Whom These Presents May Concern:

I, C. W. Grubbs, of Greenville County SEND GREETING:

WHEREAS, I the said C. W. Grubbs

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 SIX THOUSAND AND NO/100 - - - - - (\$ 6,000.00)

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of SIXTY AND NO/100 - - - - - (\$ 60.00) 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 C. W. Grubbs

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 C. W. Grubbs

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, Greenville Township, at the Northeast intersection of the Cedar Lane Road and Smythe street extension, near the City of Greenville, being a portion of Lot 7 and 8 of Block DD, a 5-foot strip off the rear of Lots 1, 2 and 3 of Block DD and a 10-foot strip shown as a 10-foot alley, all as shown on plat of "Riverside", recorded in the R. M. C. office for Greenville County in Plat Book A, page 323 (a duplicate plat being recorded in Plat Book K, page 281-284) and described as follows:

"BEGINNING at a stake at the Northeast intersection of the Cedar Lane road and Smythe street extension, and running thence with the East side of Smythe street extension in a Northerly direction 118 feet to a stake on an alley, opened or to be opened; thence with the line of said alley, S. 79-21 E. 121.8 feet to a stake; thence in a Southerly direction 79 feet to a stake on the Cedar Lane road; thence with the North side of the Cedar Lane road, S. 89-59 W. 130 feet, more or less, to the beginning corner; together with all my right, title and interest in the said 10-foot alley in the rear of the above lots, opened or to be opened, being the same property conveyed to me by J. W. Henson by deed dated September 22, 1938 and recorded in the R. M. C. office for Greenville

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

Hazel L. Scales
Robert H. Bolding
Myrtle Raines
Jan. 21, 1949

SATISFIED AND CANCELLED AS REQUESTED
21st DAY OF Jan 49
Ollie Farnsworth
R.M.C. FOR GREENVILLE COUNTY, S. C.
NO. 1521