



FILED GREENVILLE CO. S. C.

DEC 24 11 38 AM 1948

OLLIE FARNSWORTH R. M. C.

State of South Carolina

County of GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

I, Hal C. Dixon, of Greenville County SEND GREETING:

WHEREAS, I the said Hal C. Dixon

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 FOUR THOUSAND, THREE HUNDRED AND NO/100 - - (\$ 4,300.00.)

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of THIRTY-EIGHT AND NO/100 - - - - - (\$ 38.00 ) 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 Hal C. Dixon

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 Hal C. Dixon

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 Greenville Township, known and designated as Lot No. 6, of the Nona Harris Squires land according to plat made by Piedmont Engineering Service, February 9, 1948, and having the following metes and bounds:

"BEGINNING on the West side of Texas Avenue at the corner of Lot 7 being 199.5 feet South of the intersection of Peachtree Street and Texas Avenue; thence with Lot 7, S. 71 W. 200 feet to the common corner of Lots 7, 30 and 31; thence with the rear line of Lot 31, S. 22-10 E. 67 feet to common corner of Lots 5, 31 and 32; thence with Lot 5, N. 71 E. 200 feet to the West side of Texas Avenue; thence with Texas Avenue, N. 22-10 W. 67 feet to the beginning corner. Being the same lot of land conveyed to me by Nona H. Squires and Talmer Cordell by deed dated May 31st, 1948, recorded in the R. M. C. office for Greenville County in Vol. 350, page 446."

The plat hereinabove referred to is now on record in the R. M. C. office for Greenville County in Plat Book S, page 151.

C.W. Seales Jr  
Dec 10, 1948  
Vivian W. Balding

13 Dec  
Ollie Farnsworth  
1948