



GREENVILLE, S. C.

NOV 4 4 25 PM 1954

ELLIE FARRSWORTH, R.M.C.

State of South Carolina

MORTGAGE OF REAL ESTATE

County of GREENVILLE

To All Whom These Presents May Concern:

I, J. M. Runion, of Greenville County SEND GREETING:

WHEREAS, I the said J. M. Runion

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, TWO HUNDRED AND NO/100 - - (\$ 3,200.00)

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of

THIRTY-TWO AND NO/100 - - - - - (\$ 32.00) 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 J. M. Runion

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 J. M. Runion

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, Chick Springs Township about 2 miles Northeast from Chick Springs, lying on both sides of the road that leads from the St. Mark Road to the Chick Springs Road, lying on the East side of Lick Creek, being bounded on the North and East by lands of N. W. Wood, on the South by lands of Mrs. J. M. Wood and on the West by lands of Mrs. J. M. Wood and C. B. Loftis, and having the following courses and distances, metes and bounds, to-wit:

"BEGINNING on a pine stump corner of Mrs. J. M. Wood land and runs thence with Mrs. J. M. Wood line, S. 81-30 E. 243 feet to an iron pin on the South side of the said road; thence on a new line, N. 20-40 E. 130 feet to an iron pin; thence on another new line, N. 26-37 W. 461 feet to an iron pin in the center of Lick Creek (at bend) (also an iron pin on the East bank back at 15 feet); thence down the said creek as the line, S. 45-00 W. 260 feet to an iron pin on the East bank (white oak gone); thence with another line of Mrs. J. M. Wood, S. 18-15 E. 326.7 feet to the beginning corner and containing 2.78 acres, more or less, including the plumbing, electrical and heating fixtures now located on said premises, or to be installed thereon, which are hereby expressly agreed to be a part of the realty. Being the same tract of

PAID SATISFIED AND CANCELLED
FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION
Of Greenville, S. C.

Witness:
Peggy W. [Signature]

William W. Bolding
[Signature]
April 12, 1954

RECORDED AND CANCELLED BY [Signature]
DAY OF [Signature]
1954
BOOK 8938
PAGE 278