

State of South Carolina,

County of Greenville

## MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, W. G. Ridgeway and Eunice S. Ridgeway SEND GREETINGS:WHEREAS, we, the said W. G. Ridgeway and Eunice S. Ridgewayin and by our certain promissory note, in writing, of even date with these presents, are well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and justsum of THIRTY-EIGHT HUNDRED and no/100 (\$3,800.00) Dollars,with interest at the rate of seven ( 7 % ) per centum per annum, to be repaid in installments of

THIRTY-EIGHT and no/100 (\$ 38.00 ) Dollars upon the first day of each and every calendar month hereafter 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 a ten per cent attorney's fee besides 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 we, the said W. G. Ridgeway and EuniceS. Ridgeway

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, according to the terms of

said note, and also in consideration of the further sum of Three Dollars to us, the saidW. G. Ridgeway and Eunice S. Ridgeway

in hand well and truly paid by the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, 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 WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION 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, in the Town of Fountain Inn, on the West side of Craig Street, and containing one acre, more or less; Beginning at an Iron Pin located at the Northwest corner of the Ernest B. Bennett lot, and running thence with the Ernest B. Bennett property line S.1½ W.75 feet to an Iron Pin located at the Southwest corner of said Ernest B. Bennett lot, thence with the Ernest B. Bennett property line S.84 E.150 feet to an Iron Pin on Craig Street, thence with Craig Street S. 1½ W.103 feet to an Iron Pin, thence N.68 W.429 feet to an Iron Pin on the J. L. Gray Estate property line, thence with the J. L. Gray Estate property line N.3½ W.66.6 feet to the Flora Templeton property line, thence with the Flora Templeton property line and in an Easternly direction 262.5 feet to the beginning point. Bounded by Craig Street, and by lands now or formerly owned by Ernest B. Bennett, Flora Templeton, J. L. Gray Estate, and probably others. This being the same property which was conveyed to mortgagors herein by H. A. Mason and Janie H. Mason by deed duly recorded in the R. M. C. Office for said County in Deed Book 397, page 299.