



FEB 25 12 31 PM 1937

State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, Esther R. Holcombe and W. H. Holcombe, SEND GREETING:

WHEREAS, we, the said Esther R. Holcombe and W. H. Holcombe

in and by our certain promissory note, in writing, of even date with these presents, are well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, OF GREENVILLE, in the full and just sum of THREE THOUSAND, EIGHT HUNDRED AND NO/100 (\$3,800.00)

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, we, the said Esther R. Holcombe and W. H. Holcombe

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 us, the said

Esther R. Holcombe and W. H. Holcombe 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, about 2 1/2 miles west of Greenville Courthouse near the Easley Bridge road, being a part of Lot No. 23, of Block C, on plat of the property of Julia D. Charles recorded in the R. M. C. office for Greenville County in Plat Book E, page 209, and having the following metes and bounds, to-wit:

"BEGINNING at a stake at the intersection of Gordon street and Florida avenue, and running thence with Florida avenue, S. 9-30 E. 80.98 feet to stake; (corner of Lot No. 21); thence with line of Lot 21, in a westerly direction 200 feet to a stake; thence in a northerly direction 80 feet to a stake on Gordon street; thence with Gordon street, N. 71 E. 200 feet to the beginning corner, 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 lot conveyed to Esther R. Holcombe by W. H. McKittrick by deed dated Jan. 11, 1935 and recorded in the R. M. C. office for Greenville County in Vol. 178, page 318, the said Esther R. Holcombe having later conveyed an undivided one-half interest in said property to W. H. Holcombe."