



FILED GREENVILLE CO. S. C.

JUN 23 11 09 AM 1950

OLLIE FARNSWORTH R.M.C.

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, J. H. Mauldin, of Greenville County, SEND GREETING:

WHEREAS, I, the said J. H. Mauldin

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, FIVE HUNDRED AND NO/100 (\$ 4,500.00.)

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

FORTY-FIVE AND NO/100 (\$ 45.00) 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. H. Mauldin

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. H. Mauldin, 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, Santt. Township, being known and designated as Lot No. 86 of a subdivision known as "Sylvan Hills" according to a plat thereof prepared by Lieonmont Engineering Service, June 1942, which plat is of record in the R. S. C. office for Greenville County in Plat Book 8, at page 103, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the South side of Collinson road at the joint front corner of Lots Nos. 85 and 86, and running thence with the joint line of said lots, S. 3-18 E. 150.25 feet to the joint rear corner of Lots Nos. 86 and 87; thence with the joint line of said lots, S. 24-24 W. 77.7 feet to an iron pin on the Eastern side of Fernside Drive; thence with said Drive, N. 0-18 E. 130.75 feet to an iron pin; thence with the curve of the intersection of Fernside Drive and Collinson Road, the chord of which is E. 42-35 S. 29.7 feet to an iron pin on the South side of Collinson Road; thence with said road, N. 24-24 E. 50 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: To-wit: the said lot of land conveyed to me by John G. Coward and Dorothy L. Coward by deed dated March 8, 1950 and recorded in the R. S. C. office for Greenville County in Vol. 404, at page 353."

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

Witness: Myrtle R. Hutchins Sec'y-Treas. Katherine R. Mouton

JUN 7 1950

FILED AND CANCELLED BY TOLSON JUN 23 1950 R. S. C. OFFICE FOR GREENVILLE COUNTY S. C. 1103 OLLIE FARNSWORTH R.M.C. 22351