



GREENVILLE CO., S. C.

APR 25 11 46 AM 1952

OLLIE FARNWORTH
R.M.C.

MORTGAGE OF REAL ESTATE

State of South Carolina }

COUNTY OF Greenville

To All Whom These Presents May Concern:

We, Maury L. Helms and Addie Jo Helms SEND GREETING:

WHEREAS, we the said Maury L. Helms and Addie Jo Helms

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 Four Thousand and No/100 - - - - - (\$ 4,000.00)

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

Forty and No/100 - - - - - (\$ 40.00) 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 Maury L. Helms and Addie Jo Helms

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, ac-

cording to the terms of said note, and also in consideration of the further sum of Three Dollars to us,

the said Maury L. Helms and Addie Jo Helms

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 Chick Springs Township, in a section known as Piedmont Park and being known and designated as Tract No. 1 of the property of W. E. Young made by Pickell and Pickell in June, 1948, containing 1.8 acres, more or less, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on Piedmont Avenue at the corner of property of Southern Worsted Mill, and running thence along the line of that lot, S. 13-45 E. 320 feet to stake at creek; thence along the center of said creek, N. 86-18 W. 223 feet to an iron pin; thence N. 14-45 W. 345 feet to an iron pin on Piedmont Avenue; thence along the line of Piedmont Avenue, N. 82-00 E. 125 feet to a stake; thence continuing along the line of said Piedmont Avenue, S. 63-30 E. 123.5 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 of land conveyed to us by T. E. Dill and Dorothy C. Dill by deed of even date herewith, not yet recorded."

The description hereinabove includes Piedmont Avenue which is approximately 30 feet in width.