



OCT 29 1951

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

L. A. Paul Watson, of Greenville County, SEND GREETING:

WHEREAS, I the said A. Paul Watson

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 Seven Thousand, Five Hundred and No/100 - - - (\$ 7,500.00 )

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

Seventy-Five and No/100 - - - - - (\$ 75.00 ) 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 A. Paul Watson

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 A. Paul Watson 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, containing 9.9 acres, more or less, lying and being about five miles north of Simpsonville, Austin Township, being Tract No. 2 as shown on a plat prepared by W. J. Riddle, Surveyor, dated May, 1951, and more particularly described as follows:

"BEGINNING at a point in South Carolina Highway No. 14, corner of Lots 1 and 2, and run along line of Lot 1, north 76 degrees 45 minutes east 407 feet; thence, south 60 degrees 45 minutes east 324.7 feet to corner of Lot 3; thence, along line of Lot 3, south 24 degrees west 877 feet to a 10 foot road; thence, along east side of 10 foot road, north 39 degrees 30 minutes west 732 feet to South Carolina Highway No. 14; thence, along said highway north 24 degrees 15 minutes east 334 feet to the point of beginning, 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 conveyed to me by Catherine Austin Watson by deed dated October 29, 1951 and recorded in the R. M. C. office for Greenville County in Vol. 444, at page 541,"

BOOK 541 PAGE 420