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State of South Carolina }

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, Oliver Norwood Greer, of Greenville County, SEND GREETING:

WHEREAS, I the said Oliver Norwood Greer

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 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 I, the said Oliver Norwood Greer

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 Oliver Norwood Greer 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, in O'Neal Township, about four miles northwest from Greer, near Jubilee Colored Church, lying on the northern side of the Rutherford Road, and being a part of the same land that was conveyed to Butler Greer by deed recorded in the office of the R. M. C. for Greenville County in Deed Book 327 at page 439, and having the following courses and distances, to-wit:

"BEGINNING on an iron pin on the northern side of the said road, corner of Lot No. 1 (in a subdivision of Lots 20 and 21 on plat of subdivision of the J.B. Brookshire Estate), and runs thence with the northern side of the said road, S. 54-45 W. 125 feet, joint corner of Lots 1 and 2; thence continuing with the northern side of the said road, S. 64-23 W. 100 feet to an iron pin, joint corner of Lots 2 and 3; thence with the common line of Lots 2 and 3, N. 23-00 W. 217 feet to an iron pin; thence N. 62-49 E. 109 feet to an iron pin on the line of Lot No. 5 as shown on the Brookshire plat; thence with the said line, S. 61-30 E. 240 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 me by Butler Greer by his deed dated August 15, 1949 and recorded in the R. M. C. office for Greenville County in Vol. 422, at page 167."

C. W. Lucas, Jr. + Oct. 1954
Vice President
Oct. 2, 1954
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