



FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE

MAR 10 10 25 AM 1953

State of South Carolina }
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, Wiley Knuckles and Gertrude Knuckles, SEND GREETING:

WHEREAS, we the said Wiley Knuckles and Gertrude Knuckles

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, Five Hundred and No/100 - - - (\$ 3,500.00)

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

Thirty-Five and No/100 - - - - - (\$ 35.00) 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 Wiley Knuckles and Gertrude Knuckles

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 Wiley Knuckles and Gertrude Knuckles

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 within the corporate limits of the City of Greenville, and having, according to a survey thereof made by C. C. Jones, Engineer, on February 28, 1953, the following metes and bounds, to-wit:

"BEGINNING at an iron pin in an alley at a point 20 feet from the center of the paving on Spartanburg Street, and running thence N. 25-00 W. 161 feet to an iron pin at the corner of property of H. L. Riley; thence along the line of that lot, N. 64-18 E. 110 feet to an iron pin; thence N. 25-00 W. 50 feet to an iron pin; thence S. 64-18 W. 110 feet to an iron pin at the northwest corner of the Riley lot; thence N. 25-00 W. 85 feet to an iron pin in the line of the property of Stone; thence along the line of that property, N. 47-00 E. 252 feet, more or less, to an iron pin near a large oak tree; thence S. 62-06 E. 69.5 feet to a point in the center of Richland Creek; thence following the center of Richland Creek, the traverse line of which is S. 9-10 W. 117.9 feet to an iron pin; thence S. 4-10 W. 102.7 feet to an iron pin; thence S. 28-15 E. 100 feet, more or less, to a point in the handrail on bridge over Richland Creek; thence S. 35 W. 15 feet, more or less, from the center of the creek to a point on the abutment of said bridge; thence along the northwest side of Spartanburg Street, 20 feet from the center of the paving on said street, S. 35-00 W. 41.3 feet to an iron pin; thence S. 43-53 W. 54.7 feet to an iron pin; thence S. 63-13 W. 74 feet to an iron pin