



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, A. H. Miller, of Greenville County,

SEND GREETINGS:

WHEREAS, I the said A. H. Miller

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 Fifteen Thousand and No/100 - - - - - (\$ 15,000.00 )

five (5%)

Dollars, with interest at the rate of ~~six~~ (5%) per centum per annum, to be repaid in installments of

One Hundred, Twelve and No/100 - - - - - (\$ 112.00 ) 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. H. Miller

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. H. Miller

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, Gantt Township, on the east side of U. S. Highway No. 29, containing 19.70 acres as shown on plat of the property of A. H. Miller, recorded in the R.M.C. office for Greenville County in Plat Book AA, page 85, and having the following metes and bounds, to-wit: BEGINNING at an iron pin on the east side of U. S. Highway No. 29 (Grove Road), corner of property of T. D. Chapman, and running thence with the Chapman line, S. 82 E. 362.8 feet to an iron pin, corner of property of Mrs. M. D. Earle; thence with Earle line, S. 45-18 E. 540 feet to an iron pin; thence still with Earle line, S. 40-44 E. 1,369 feet to an iron pin, corner of Fresh Meadow Farms; thence with line of Fresh Meadow Farms, N. 81-23 W. 1,146.2 feet to an iron pin, corner of other property of A. B. Murrell; thence with Murrell's line, N. 8-37 E. 165 feet to an iron pin in center of new cut road; thence with center of said road, N. 81-23 W. 152 feet; thence continuing with the center of said road, the following courses and distances: N. 47-12 W. 94.8 feet; N. 27-13 W. 87.4 feet; N. 1-01 E. 166.3 feet; N. 8-35 E. 200 feet; N. 5-54 E. 172 feet; N. 3-58 W. 117.9 feet; N. 16-40 W. 88.2 feet; N. 46-10 W. 73.1 feet; N. 64-27 W. 288.9 feet to an iron pin on the east side of U. S. Highway No. 29; thence with said highway, N. 24-49 E. 56.6 feet to an iron pin, the beginning corner; being the same conveyed to me by A. B. Murrell by deed dated June 22, 1951 and recorded in the R.M.C. office for Greenville County in Vol. 437, page 56; less, however, a small strip at the northern end of said tract which is hereafter to be conveyed by the mortgagor to T. D. Chapman, and which has according to a plat of the