



MAR 12 9 22 AM '63

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, J. Roy McCain and Nelle G. McCain, of Greenville SEND GREETINGS:

WHEREAS we the said J. Roy McCain and Nelle G. McCain

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 five (5%) per centum per annum, to be repaid in installments of

Thirty-Nine and 46/100 (\$ 39.46) 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 J. Roy McCain and Nelle G. McCain

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 us,

the said J. Roy McCain and Nelle G. McCain 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 now within the corporate limits of the City of Greenville, and being known and designated as the greater portion of Lot No. 77, of a subdivision known as North Hills, as shown on plat thereof recorded in the R. M. C. office for Greenville County in Plat Book H, at page 138, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin at the southeast corner of the intersection of Hillcrest Drive and McDonald avenue, which point is 42 feet from the curb along Hillcrest Drive, and 11.5 feet east from the curb along McDonald avenue, and running thence along the old line of Hillcrest Drive, S. 66-55 E. 76 feet to an iron pin at the corner of Lot No. 76, which point is 21 feet south of the curb line along Hillcrest Drive; thence along the line of that Lot, S. 19-14 W. 126.7 feet to an iron pin, which point is 72 feet north of Mountain View Avenue, (formerly Tremont Ave.); thence in a northwesterly direction, in a new line across Lot No. 77, approximately 88 feet to an iron pin on the east side of McDonald Ave., which point is 11.5 feet east of the curb on said McDonald Avenue, and is 50 feet north of the intersection of Mountain View Avenue; thence along the east side of McDonald Avenue, and 11.5 feet distance from the curb, N. 23-32 E. 100 feet to the beginning corner."

The above described lot is a portion of the same lot conveyed to

RECORDED AND INDEXED BY THE CLERK OF THE COUNTY OF GREENVILLE, SOUTH CAROLINA, MAR 12 1963