

MAY 8 10 28 AM 1954

State of South Carolina, } OLIVE FARNSWORTH
County of Greenville } MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

I, W. Dennis Smith SEND GREETINGS:

WHEREAS, I the said W. Dennis Smith

in and by my certain promissory note, in writing, of even date with these presents, well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and just

sum of FIFTY-EIGHT HUNDRED and no/100 (\$ 5,800.00) Dollars,

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

..... Fifty-eight and no/100 (\$ 58.00) Dollars upon the first

day of each and every calendar month hereafter 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 a ten per cent attorney's fee besides 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 W. Dennis Smith

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me

..... Dennis Smith in hand well and truly paid by the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, 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 WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, 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 Oneal Township, on the South side of the Ansel School Road about two miles North of the Town of Greer, and being known and designated as lots nos. two (2) and three (3) of the J. C. Bruce property as shown on plat prepared by F. S. Brockman, Registered Surveyor, dated September 10, 1953; and having the following courses and distances to-wit: beginning at a stake on the South side of said road and which stake is at the North-east corner of said lot no. 2 as shown on said plat and running thence S. 20-20 W. 21.5 feet to a stake, thence N. 77-00 W. 180 feet to a stake, joint rear corner of lots nos. 2 and 4 as shown on said plat, thence with the common line of lots nos. 2 and 4 N. 12-42 E. 200 feet to a stake on the South side of Ansel School Road, thence with the South side of said road S. 77-00 E. 205 feet to the beginning point. bounded on the North by the Ansel School Road, on East by lot no. 1 as shown on said plat, on South by lot no. 10 as shown on said plat, and on West by lot no. 4 as shown on said plat. This being a part of the property which was conveyed to J. C. Bruce by Herbert Harmon and Rose Allen West Harmon by deed recorded in the S. C. Office for said County in Deed Book 404, page 445. And being the same property which was conveyed to mortgagor herein by J. C. Bruce by deed dated this date, and which deed will be recorded forthwith in the said S. C. Office. For a more particular description see the aforesaid plat, which will be recorded forthwith in the said S. C. Office.

Paid and Satisfied this 11th day of Dec., 1954.

*Witness:
Virginia Hunter
Wm. Smith*

*Woodruff F S + L Assoc.
W.P. Jones
Sec. & Treas.*

*14 Dec 54
Ollie Farnsworth
A 28642*