

MAY 11 3 14 PM 1951

OLLIE FARRON, JR.
R.M.C.

**FEDERAL SAVINGS
AND LOAN ASSOCIATION
OF GREENVILLE**

State of South Carolina }

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, Essie Rae Graves, of Greenville County, SEND GREETINGS:

WHEREAS, I the said Essie Rae Graves

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 Seven Thousand, Seven Hundred and No/100 - - - (\$ 7,700.00)

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

Fifty-Eight and 38/100 - - - - - (\$ 58.38) 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 Essie Rae Graves

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 Essie Rae Graves 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 Chick Springs Township, being known and designated as Lots Nos. 1, 2, 3 and 4, of Block E, as shown on plat of Buena Vista subdivision recorded in the R. M. C. office for Greenville County in Plat Book W, at pages 11 and 29, and, according to said plat, having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southeastern side of Mayflower Street, joint front corner of Lot No. 5 on said plat, and running thence S. 47-08 E. 150 feet along the eastern line of Lot No. 5 to a point, iron pin, in northern line of Lot 13; thence N. 42-52 E. 140 feet along line of Lot 13 to point, iron pin, on western side of Rose Garden Street; thence N. 47-08 W. 150 feet along western side of Rose Garden Street to a point, iron pin, on southeastern side of Mayflower Street; thence along the southeastern side of Mayflower Street, S. 42-52 W. 140 feet to the beginning, 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 a portion of the property conveyed to me by W. H. Tollison and Mary E. Tollison by deed dated June 18, 1951 and recorded in the R. M. C. office for Greenville County in Vol. 436, at page 505."

24 May 1951
Ollie Farron, Jr.
R.M.C.