

APR 10 11 41 AM 1958

OLLIE FARMWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
#COUNTY OF #STATE AND DISTRICT# }
GREENVILLE COUNTY } **MORTGAGE OF REAL ESTATE**

To All Whom These Presents May Concern:

We, Houston E. Crain and Anne M. Crain SEND GREETINGS:

WHEREAS, we the said Houston E. Crain and Anne M. Crain

in and by our certain promissory note, in writing, of even date with these presents, are well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and just sum of SIXTEEN HUNDRED SEVENTY-FIVE & no/100 (\$1,675.00) Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in installments of

Seventeen and no/100----- (\$ 17.00) 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 we, the said Houston E. Crain and Anne M. Crain

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 us, the said

Houston E. Crain and Anne M. Crain 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, on the West side of a new street about two miles Northwest of the Town of Greer, near the Fairview Baptist Church, in Chick Springs Township, and being known and designated as lots nos. Three (3), Four (4) and Five (5) on Plat no. 1 of the R. F. Vaughn Estate property which plat was prepared by H. S. Brockman, Registered Surveyor, dated July 11, 1956 and which plat has been recorded in the R. M. C. Office for said County in Plat Book LL, page 29; Bounded on the North by lot no. 6 as shown on said plat, on East by said street, on South by lot no. 2 as shown on said plat, and on West by lands now or formerly owned by Ralph S. Vaughn. Said lot no. 4 was conveyed to mortgagors herein by W. Dennis Smith by deed recorded in said office in Deed Book 573, page 198. Said lots nos. 3 and 5 were conveyed to mortgagors herein by W. Dennis Smith by deed dated March 29, 1958 and which deed will be recorded forthwith in said office. For a more particular description see the aforesaid plat.

This is a second mortgage over said lot no. Four (4). The Woodruff Federal Savings and Loan Association has the first mortgage which was given to it by mortgagors herein in the original sum of \$8,500.00 dated March 16, 1957 and which mortgage has been recorded in said office in Real Estate Mortgage Book 707, page 513.

Satisfied and Cancellation 12-11-58
Dated 12-11-58
WOODRUFF FEDERAL SAVINGS & LOAN ASSOC.
By [Signature]
Witness [Signature]

RECORDED
A. M. C. FOR GREENVILLE COUNTY, S. C.
MAY 12 1958