

State of South Carolina, }

COUNTY OF Greenville

To all Whom These Presents May Concern:

Greenville Home Builders, Inc.

SEND GREETING:

Whereas, it the said Greenville Home Builders, Inc.

in and by its certain Promissory note in writing, of even date with these presents, is well and truly indebted to Citizens Lumber Company

in the full and just sum of Five Thousand and No/100 (\$ 5000.00) Dollars - - - - - , to be paid in monthly installments of Fifty and No/100 (\$50.00) Dollars each on the 18th day of each month hereafter, beginning June 18, 1948, said payments to be applied first to interest and then to principal until paid in full.

, with interest thereon from date at the rate of Six (6%) per cent. per annum, to be computed and paid semi-annually monthly

until paid in full; all interest not paid when due to bear interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, then the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; said note further providing for an attorney's fee of ten (10%) per cent. of the amount due thereon, 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 the said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the said Mortgagor in hand well and truly paid by the said Mortgagee, 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 and release unto the said Mortgagee, and, its Successors and Assigns forever, all and singular that certain picce, parcel, lot or tract of land situate, lying and being in Greenville Township,

Greenville County, State aforesaid, being known and designated as the Eastern half of Lot No. 105 as shown on Map No. 3 of Overbrook Land Company, recorded in the Office of R. M. C. for Greenville County in Plat Book "F" at Page 218, and being more particularly described, according to said Plat, as follows:

BEGINNING at an iron pin on the North side of Lowndes Hill Road at the front corner of Lots Nos. 104 and 105, and running thence N. 8-52 E. 124.2 feet to an iron pin; thence N. 70-43 W. 45 feet to an iron pin; thence S. 15-34 W. 129.7 feet to an iron pin; thence S. 76-44 E. 60 feet along said Lowndes Hill Road to the point of beginning.

Said premises being a portion of the property conveyed to the mortgagor by J. O. Heatherly by deed recorded herewith.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said Mortgagee and its Successors and Assigns forever, And it does do hereby bind itself, its Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto said Mortgagee and its Successors and Assigns, from and against itself, its Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim same or any part thereof.