

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

SEND GREETING:

WHEREAS, I the said Theron E. Parker in and by my certain promissory note in writing of even date with these Presents, well and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of Twelve Hundred & Fifty & 00/100----- (\$ 1250.00) Dollars, with interest from the date hereof at the rate of seven per cent (7 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of Twenty & 50/100-----

(\$ 20.50) dollars

due and payable on the 5th day of each and every calendar month hereafter until the full principal sum, with interest and all costs, insurance, and expenses incurred in connection with said loan, has been paid, said monthly payments to be applied first to the payment of interest, and then to payment of principal, costs, expenses and insurance, if any, incurred; and said note further providing that if at any time any portion of the principal or interest due hereunder shall be past due and unpaid for a period of sixty (60) days, or upon failure to comply with any of the by-laws of said Association, or with any of the stipulations of this mortgage, the whole amount due under said note, shall at the option of the holder become immediately due and payable, and said note further providing for a reasonable attorney's fee besides all costs and expenses of collection, to be added to the amount due on said note, and collectible as a part thereof, if the same be placed with an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind.

KNOW ALL MEN BY THESE PRESENTS, That I the said Theron E. Parker, in consideration of the said debt and sums of money aforesaid, and for the better securing the payment thereof to the said CITIZENS BUILDING & LOAN ASSOCIATION, Greer, S. C., according to the terms of the said note, and also in consideration of the further sum of Three (\$3.00) Dollars to me the said mortgagor in hand well and truly paid by the said mortgagee, at and before the sealing and delivery of these Presents (receipt of which is hereby acknowledged), have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., its successors and assigns:

That certain lot, parcel or tract of land, with all improvements now constructed thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, O'Neal township and Locust School District; and having metes and bounds to wit:

Beginning at iron pin at center line of road on George Huff line and running with Huff's line S. 78 E. 316 feet to an iron pin; thence N. 12 E. 120.9 feet to an iron pin; thence N. 78 W. 404.8 feet to a nail in center of Locust to Greer road; thence along center of road S. 24-9 E. 150 feet to beginning corner; being bounded by lands of George Huff, Dean Westmorland and County road; and contains one acre, more or less; being that lot of land conveyed to me by deed by Dean Westmorland, dated September 11, 1944; and recorded in R.M.C. Office, Greenville County, in Vol. 267, page 192.

Handwritten notes and signatures: Paid 7-24-54 Citizens B & L Association W.E. Meddock, Secy. By: H.B. McHarity, Asst. Secy. Witness: J. B. Miller. 31 July 1954. 16984.