

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, Mattie Bennett,

SEND GREETING:

WHEREAS, I the said Mattie Bennett

in and by my certain promissory note in writing of even date with these Presents, am well and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of Twelve hundred and no/100 - - - - - (\$ 1,200.00) 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

Nineteen and 20/100 - - - - - (\$ 19.20) 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 Mattie Bennett, 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, Chick Springs Township, in or near the Town of Taylors, lying South from the Southern Railroad and on the South side of the Boling Road, and being the Eastern one-fourth of the Old Colored School Lot, and having the following courses and distances, to wit:

BEGINNING on an iron pin in the said Boling Road, the northeast corner of the said lot, and runs thence S. 38 1/4 W. 3.38 chs. to an iron pin; thence N. 55 1/2 W. eighty links (0.80) to an iron pin, the common corner of the western one-half of the said old school lot; thence with the common line of the two lots, N. 37 1/4 E. 3.38 chs. to an iron pin in the said road; thence with the said road S. 54-00 E. Eighty links (0.80) to the beginning corner, containing twenty-seven one-hundredths (0.27) of one acre more or less.

For further information, reference is hereby made to a plat and survey of the King Greer Estate, said plat made by J. Earle Freeman, Surveyor, March, 1938.

This being the same lot of land conveyed to me by Deed by Raymond Greer, dated April 26, 1951 to be recorded in R.M.C. Office for Greenville County.

The above described lot is bounded on the north by the Boling Road, on the east by lot of Will Burton and lot of Mattie Bennett, on the west by lot of Charlie Hill, and on the south by lot of Mattie Bennett.

Handwritten signatures and notes at the bottom of the page, including names like 'Raymond Greer' and 'Mattie Bennett'.