

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, Walter Youngblood and Josephine Youngblood

SEND GREETING:

WHEREAS, we the said Walter Youngblood and Josephine Youngblood

in and by our certain promissory note in writing of even date with these Presents, are well and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of

Twenty-two Hundred and no/100 - - - - (\$ 2,200.00) 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

Thirty-five and 20/100 - - - - - (\$ 35.20) 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 we the said Walter Youngblood and Josephine Youngblood, 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 us 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, formerly School District 11-B, on Long Branch, waters of Enoree River, adjoining lands now or formerly of James Langley, Ance Burns, and others and having the following courses and distances, to wit:-

BEGINNING on iron pin, center of Styles Road at bridge at Ance Burns' line; thence with Styles Road, S 69½ W 8.43 chains to iron pin, corner in center of said road on James Langley line; thence with James Langley line, N 1½ W 8.5½ chains to fence post; thence N 55½ E 4.55 chains to iron pin in Long Branch; thence down meanders of said branch 9.25 chains to the beginning corner, containing 5.47 acres, more or less, less one acre, more or less, sold by Lizzie Donehue to Walter Youngblood, October 2nd, 1937, recorded in Deed Book 197, page 280.

This is the same property conveyed to Perry Johnson and grantor by Deed of Grady L. Messer, recorded in Vol. 274, page 33, and the said Perry Johnson having devised by his Will all his interest to his wife, Miley Johnson, the grantor herein.

The above conveyance also less 45/100 of an acre sold to James Eugene Williams.

This is the same lot of land conveyed to us by Miley Johnson by Deed dated March 27th, 1952, to be recorded in R. M. C. Office for Greenville County.