

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, Willie A. Oliver - - - - - SEND GREETING:

WHEREAS, I the said Willie A. Oliver

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 Seven Thousand and no/100 - - - - - (\$ 7,000.00) 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

One Hundred Twelve and no/100 - - - - - (\$ 112.00) 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 Willie A. Oliver

, 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, about one mile southwest from Greer, S. C., being bounded on the northern side by a new road leading from the Matt's fishing pond road to the Old Greenville-Spartanburg Road, on the eastern side by lands of I. M. Wood Estate on the southern side by another lot conveyed to John Oliver by J. A. Wood August 1, 1952, and on the western side by another new road - the Matt's Fishing Pond Road, and being a part of tract No. 2 as shown on Plat of Property of J. G. Greer, L. B. Vaughn, I. M. Wood and J. A. Wood, said plat made by W. A. Christopher, Surveyor, November 22nd, 1921, and having the following courses and distances, to wit:-

BEGINNING on a stake in the center of the 1st named new road, joint corner of the I. M. Wood Estate lands and on the J. Waymon Smith line, and runs thence with the I. M. Wood Estate line, S. 39-21 W. 23.5 feet to an iron pin on the bank of the said road, then continuing with the same course for a total distance of 160 feet to an iron pin on the said line; thence with the common line of the lot conveyed to me by J. A. Wood and the John Oliver lot, N. 40-13 W. 228.4 feet to a stake in the second named new road (iron pin back on line at 12 feet); thence with the second named new road, N. 39-40 E. 162.7 feet to a stake in the center of this road and in line with the center of the first named new road; thence with the center of the first named new road, S. 40-05 E. 224.1 feet to the beginning corner, containing Eighty Three One-hundredths (0.83) of one acre, more or less.

This is the same lot of land conveyed to me by J. A. Wood by Deed dated August 1, 1952, recorded in R. M. C. Office for Greenville County in Deed Book 460, page 425.

Witness my hand and seal this 17th day of November 1957. Willie A. Oliver. Notary Public for Greenville County, South Carolina. Willie A. Oliver. Notary Public for Greenville County, South Carolina. 1957 Nov 17 1957