

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, Clarence George & Nannie M. George - - - - - SEND GREETING:

WHEREAS, we the said Clarence George & Nannie M. George 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 Two Thousand & no/100 - - - - - (\$ 2,000.00 ) 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

Thirty-two & no/100 - - - - - (\$32.00 ) 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 we the said Clarence George & Nannie M. George, 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 mortgagors 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, Grove Township, being described as follows:

BEGINNING at the Southeast running thence N. 54-30 W 104 feet to stone; thence N 21-20 E 914 feet to stone; thence N 71-25 W 727.3 feet to stone; thence N 20-15 W 117.7 feet to W. O.; thence N 60-50 W 122 to I. P.; thence N 44-10 W 196 feet to I. P.; N 12-30 W 114.5 feet to I. P.; thence N 51-50 W 55 feet to I. P.; thence N 78-30 W 355 feet to a point in road, thence along road N 20-05 E 150 feet to bend; thence N 15-30 E 200 feet to bend; thence N 10-35 E. 182.4 feet, thence N 68-20 E 140 feet to a point in another road; S 75-15 E 345 feet to bend in road; thence S 71-30 E 285 feet to bend; thence S 80-15 E 616.2 feet to a point in road; thence S 1-30 E 168.2 feet to I. P.; thence N 81-51 E 260 feet to I. P.; thence S 24-15 E 73 feet to I. P., S 46-51 E 166 feet to I. P.; thence S 13-30 E. 153 feet to I. P.; thence S 27-30 W 690.2 feet to stake; thence S 27-15 W 957 feet to the beginning corner, containing thirty-seven & fifty-eight one hundredths (37.58) acres more or less as per plat and survey made by John C. Smith & J. Coke Smith February 18, 1953 to which reference is hereby made.

This is the same property conveyed to me by L. C. Pressley by deed dated February 24th, 1953, recorded in R. M. C. Office for Greenville County in Vol. 473, page 212.