

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, Marvin Smith & Elrollen B. Smith - - - - SEND GREETING:

WHEREAS, we the said Marvin Smith & Elrollen P. Smith 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-four Hundred & no/100 - - - - (\$ 2400.00) 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-eight & 40/100 - - - - (\$ 38.40) 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 Marvin Smith & Elrollen B. Smith, 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, about ten miles south of Greenville, on U. S. Highway #29 between Greenville and Anderson, having the following courses and distances, to wit:-

BEGINNING at iron pin center of Piedmont and Northern Railway, thence along line of Natha Boyce N 72 1/2 W 285 feet to iron pin, corner of property owned by Jack Childress and Natha Boyce; thence N 3.75 W 60 feet along line of Jack Childress to joint corner Jack Childress and C. H. Massey; thence along line of C. H. Massey S 72.50 E 285 feet to iron pin in center of Piedmont and Northern Railway; thence along P & N Railway S 5.25 E 60 feet to the beginning corner, and being a part of the property conveyed to me by Edgar Boyce by deed dated May 21, 1947, and recorded in R. M. C. Office for Greenville County in Vol. 312, page 219.

Handwritten notes:
paid by Edgar Boyce
deed dated May 21, 1947
recorded in R. M. C. Office for Greenville County in Vol. 312, page 219.

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF GREENVILLE COUNTY, SOUTH CAROLINA, THIS 1st DAY OF MAY, 1947, AT GREENVILLE, SOUTH CAROLINA. BOOK 587 PAGE 317