

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, E. A. Hightower & J. W. Matthews - - - SEND GREETING:

WHEREAS, we the said E. A. Hightower & J. W. Matthews 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 Five Thousand & no/100 - - - (\$5000.00) 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

Eighty & no/100 - - - (\$80.00) 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 E. A. Hightower & J. W. Matthews, 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, Chick Springs Township, in the City of Greer, lying on the West side of Trade Street and on the North side of the Southern Railway, being the front portion of lot no. 2 as shown on a plat of property made for the D. D. Davenport Estate by H. S. Brockman, Surveyor, dated September 12, 1946, and having the following courses and distances:

BEGINNING on an iron pin on the western margin of Trade Street inside sidewalk on Southern Railway Company right-of-way, and runs thence along said right-of-way S. 72.52 W. 56 feet to a point, new corner; thence a new line N. 11.45 W. 22 feet to a point, new corner; thence another new line S. 72.52 W. 14 feet to a point, new corner; thence another new line N. 11.45 W. 46 feet to a point on the dividing line of lots nos. 1 and 2 on plat referred to above; thence with said dividing line N. 74.30 E. 70 feet to an iron pin on the western margin of Trade Street on inside of sidewalk; thence with the margin of said street S. 11.45 E. 68 feet to the beginning corner.

This is the greater portion of that lot conveyed to J. L. Jones by E. Y. and Paul L. Henderson by deed dated April 26, 1951, recorded in R. M. C. Office for Greenville County, and is a portion of that property formerly conveyed to J. L. Jones by Peoples National Bank, of Greenville, S. C., as Executor or Trustee, on Feb. 21, 1947, recorded in Deed Book 308, page 97, in said R. M. C. Office.

This is the same property conveyed to us by J. L. Jones by deed dated May , 1954, to be recorded in R. M. C. Office for Greenville County.

This mortgage is senior in priority to the mortgage which we are giving this day to J. L. Jones.

Handwritten notes:
 Paid April 25, 1954
 Citizens Building & Loan Association
 Greer, S. C.
 1954
 R. M. C. Office for Greenville County, S. C.
 Deed Book 308, page 97