

State of South Carolina

COUNTY OF Greenville

To All Whom These Presents May Concern:

We, Thomas Edwards and Carry Dell Edwards xxxxxxxxxx

SEND GREETING:

WHEREAS, we the said Thomas Edwards and Carry Dell Edwards 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 One Hundred Twenty-five & no/100 - (\$ 125.00 ) 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 & 75/100 - (\$ 1.75 ) 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 Thomas Edwards and Carry Dell Edwards, in consideration of the said debt and sums of money aforesaid, and for the better securing the payment thereof to the said CITIZENS BUILDING AND 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, on the South side of Palmer Street in the Town of Greer, being shown and designated as Lot #2 on a plat of the property of O. P. Smith, prepared by W. A. Christopher, March 17th, 1924, and being all of the same lot of land conveyed to Ben Harold Ross by Irene Brooks by Deed recorded in R.M.C. Office for Greenville County in Book 457, page 130, and having the following courses and distances;

BEGINNING on an iron pin on the South side of Palmer Street, joint corner of Lots #2 and #3 and runs thence with the dividing line of Lots #2 and #3 S 21-00 W 200 feet to iron pin, joint corner of Lots 2 and 3 on the line of a one acre lot; thence with the line of the one acre lot N 69-00 W 60 feet to iron pin; joint corner of Lots 1 and 2; thence with the dividing line of Lots 1 and 2 N 21-00 E 200 feet to iron pin on the South side of Palmer Street; thence with the South side of Palmer Street S 69-00 E 60 feet to the beginning corner.

Also, all of that other adjoining lot behind or to the rear of the above lot of land, being all of the same lot of land conveyed to Irene G. Brooks by H. C. Heward by Deed dated October 23, 1947, which Deed is recorded in Office of R.M.C. for Greenville County in Vol 389, page 81, and having the following courses and distances, to wit:-

BEGINNING on the line or corner of the Irene G. Brooks lot and runs southerly 143.2 feet to a point on line of property formerly owned by Greer Bank & Trust Company thence thence westerly 65 feet to iron pin; thence 143.2 feet to line of the same lot; thence easterly 60 feet to the beginning corner. The above described lot was conveyed to us by Ben Harold Ross