

## MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

## To All Whom These Presents May Concern:

We, J. D. Grubbs &amp; Louise M. Grubbs - - - SEND GREETING:

WHEREAS, we the said J. D. Grubbs &amp; Louise M. Grubbs

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

Six Thousand & no/100 - - - (\$ 6000.00 ) 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

Ninety-four & 98/100 - - - (\$ 94.98 ) 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 J. D. Grubbs & Louise M. Grubbs, 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, O'Neal

Township, about two miles northward from Greer, on the west side of State Highway No. 14 (formerly called Greer-Gowansville Road) about two miles northward from Greer, designated as lot no. 4 of the property of Ervin Forrester according to survey and plat by H. S. Brockman, Surveyor, dated May 24, 1939, and having the following courses and distances, to wit:-

BEGINNING at a nail and stopper in the center of said highway, corner of the Mosteller Estate, and running thence with that line, S 67-15 W 313 feet to a stone; thence S 6-14 W 104.2 feet to iron pin on Pollard line; thence S 87-30 E 290.5 feet to the center of said highway; thence with the center of said highway, N 2-30 E. 237.5 feet to the beginning corner.

This is the same property conveyed to me by Joe H. Bonds by deed dated November 1959, to be recorded in R. M. C. Office for Greenville County.

This is the same property conveyed to Job H. Bonds by Annie C. Robertson by deed recorded in R. M. C. Office for Greenville County.

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 15 PAGE 507

SATISFIED AND CANCELLED OF RECORD  
23 DAY OF April 1973  
Hannie S. Tankersley  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 12:07 O'CLOCK P. M. NO. 29958