

State of South Carolina

COUNTY OF SPARTANBURG AND GREENVILLE

REC'D JUN 19 1961 JUN 19 PM 4:52 SPARTANBURG CO. JUL 5 10 31 AM 1961

To All Whom These Presents May Concern:

We, Billy D. Hewitt and Margaret Leonard Hewitt

SEND GREETING

WHEREAS, we the said Billy D. Hewitt and Margaret Leonard Hewitt

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 Thousand Five Hundred and no/100 - - - - - (\$ 1,500.00) 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

Twenty-three and 75/100, - - - - - (\$ 23.75) 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 Billy D. Hewitt and Margaret Leonard Hewitt, 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 Spartanburg, Reidville Township, about three miles south from Greer, S. C., near the former Flatwood School lying on the west side of the County Road that runs to the rear of the said former Flatwood School Building, being bounded on the south and west by other lands of W. R. Leonard, on the north by Pliney Byers (formerly D. H. Smith), and on the east by the said road, and having the following courses and distances, to wit:-

BEGINNING on an iron pin on the west side of the said road and joint corner of the Pliney Byers land, and runs thence with the Byers line, N. 70-55 W. 133 feet to a stake on the said line; thence a new line, S. 26-02 W. 107.1 feet to a stake; thence another new line, S. 63-00 E. 130 feet to a stake on the west bank of the said road; thence with the west bank of the road, N. 27-00 E. 125 feet to the beginning corner, containing thirty-five one-hundredths (0.35) of one acre, more or less.

This is the same property conveyed to us by W. R. Leonard by deed dated August 3, 1954, recorded in R. M. C. Office for Spartanburg County in Book 29-P, page 321.

ALSO: All that piece, parcel or lot of land in O'Neal Township, Greenville County, S.C., lying on the west side of a County road about 1/2 mile east of Gilreath's Mill and contains four and 56/100 acres, more or less, having the following metes and bounds:-

BEGINNING at an iron pin at road on Mrs. Perry Smith's line and running thence N. 78-30 W. 776.8 feet to an iron pin; thence S. 76-15 W. 159.7 feet to an iron pin at Pine, Mack Brown's corner; thence S. 24-40 W. 162 feet to stake on west side of branch; thence along branch N. 78-30 E. 57.5 feet to stake; thence S. 57-30 E. 80 feet to iron pin on east side of branch; thence S. 78-30 E. 594 feet to iron pin; thence N. 79-45 E. 317 feet, over iron pin set on line 25 feet from center of road; to a nail in road; thence along road N. 15-45 W. 125 feet to beginning corner.

This lot of land is part of the same land conveyed to Lena B. Guest by Will of T.E. Guest, Will is on file in Probate Judge Office of Greenville County.

This is the same property conveyed to us by Lena B. Guest by Deed dated June 15th, 1961 to be recorded in R. M. C. Office in Greenville County.

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