

State of South Carolina

FED 14 11 42 AM 1962

COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R. M. C.

To All Whom These Presents May Concern:

I, J. L. Hix

SEND GREETING:

WHEREAS, I the said J. L. Hix

in and by my certain promissory note in writing of even date with these Presents, am well and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of Twelve hundred and no/100 - - - - - (\$ 1200.00 ) 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

Nineteen and no/100 - - - - - (\$ 19.00 ) dollars due and payable on the 9th 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 I the said J. L. Hix

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 me 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 Spring Township, lying near Fairview Baptist Church, and North therefrom, and also lying just West of the Gilreath Mill Road, being all of lot No. 9 as shown on a plat of property made for the estate of John B. and Manlio N. Crain, by H. S. Brockman, Surveyor, dated May 12, 1948, and having the following courses and distances:

BEGINNING at a stake on the southern edge of Crain Drive, joint corner of Lots Nos. 8 and 9, and runs thence with the common line of lots 8 and 9 S. 29.32 W. 253.7 feet to stake joint corner of Lots 8, 9, 1, and 2, thence with the line of Lot No. 1, S. 46-00 W. 149 feet to a stake, joint corner of Lots Nos. 1, 9, and 10; thence N. 29-15 E. 395.7 feet to a stake on the southern edge of Crain Drive; thence therewith S. 61-00 E. 50 feet to the beginning corner.

ALSO all that piece, parcel or lot of land in Chick Springs Township, lying near the Fairview Baptist Church, and North therefrom, and also lying just West of the Gilreath Mill Road, being all of the Lot No. 10 as shown on a plat of property made for the estates of John B. and Manlio N. Crain, by H. S. Brockman, Surveyor, dated May 12, 1948, and having the following courses and distances;

BEGINNING on a stake at the southern edge of Crain Drive, being the joint corner of Lots Nos. 10 and 11, and runs thence with the common line of these lots S. 29.15 W. 406 feet to a stake on the line of R. B. Vaughns line S. 71-36 E. 50-87 feet to a stake, joint corner of lots Nos. 9, 10, and 1; thence with the common line of lots Nos. 9 and 10, N. 29-15 E. 395.7 feet to a stake on the South edge of Crain Drive; thence therewith E. 61-00 W. 50 foot to the beginning corner.

This is the same property conveyed to me by deed by D. W. Hix dated October 2, 1961 and recorded in R. M. C. Office for Greenville County in Book 683, page 523.

Paid Oct. 23, 1962 date

CITIZENS B&L Association  
Greer, S. C.

Sandra J. McArthur, Cash. Treas.  
Witness J. Fred Kester

SEALED AND CAPTURED OF RECORD

8 DAY OF Nov 1962  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY  
At 3:36 P M 11439