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GREENVILLE CO. S. C.

BOOK 937 PAGE 445

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OCT 15 10 55 AM 1963
MORTGAGE OF REAL ESTATE
OLLI F. H. NORTH
R. M. C.

To All Whom These Presents May Concern:

I, Charles R. Ramsey, SEND GREETINGS:

WHEREAS, I, the said Charles R. Ramsey

in and by my certain promissory note, in writing, of even date with these presents, am well and truly indebted to WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION in the full and just sum of SEVEN THOUSAND and no/100--- (\$ 7,000.00) Dollars,

with interest at the rate of six (6 %) per centum per annum, to be repaid in installments of

Fifty-nine and 07/100--- (\$ 59.07) Dollars upon the first day of each and every calendar month hereafter until the full principal sum, with interest, has been paid. Said monthly payments shall be applied first to the payment of interest, computed monthly on the unpaid balance, and then to the payment of principal; said note further providing that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note shall, at the option of the holder thereof, become immediately due and payable, who may sue thereon and foreclose this mortgage; said note further providing for a ten per cent attorney's fee besides all costs and expenses of collection, to be added to the amount due on said note, and to be collectible, as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That I, the said Charles R. Ramsey.

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me, the said

Charles R. Ramsey in hand well and truly paid by the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION at and before the signing of these presents (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, the following described property, to-wit:

"All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the Southeast side of Sycamore Drive, in the City of Greenville, being shown as Lot No. One Hundred Sixty-seven (167) on plat of East Lynne Addition, made by Dalton & Neves, Engrs., dated May, 1933, recorded in the R. M. C. Office for Greenville County in Plat Book "H", page 220, and having according to said plat the following metes and bounds, to-wit: Beginning at an iron pin on the Southeast side of Sycamore Drive, at joint front corner of lots nos. 166 and 167 and running thence along the line of lot no. 166, S. 69-42 E. 167 feet to an iron pin; thence S. 17-50 W. 50.05 feet to an iron pin; thence with the line of lot no. 168 N. 69-42 W. 169.2 feet to an iron pin on the Southeast side of Sycamore Drive; thence with the Southeast side of Sycamore Drive N. 20-18 E. 50 feet to the beginning corner. This being the same property which was conveyed to mortgagor herein by Thomas D. Christopher by deed dated Oct. 2, 1963, which deed will be recorded forthwith in the said office.