

State of South Carolina }
COUNTY OF GREENVILLE

FEB 11 2 25 PM 1964 BOOK 948 PAGE 444
GREENVILLE SOUTH

To All Whom These Presents May Concern:

I, Benson Kemp

SEND GREETING:

WHEREAS, I the said Benson Kemp

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
Two thousand four hundred forty five and no/100 - (\$2,445.00) 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

Thirty nine and 25/100 - - - (\$ 39.25) 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 I the said Benson Kemp
, 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, O'Neal Town-
ship, and having the following metes and bounds and courses and distances:
BEGINNING on a pin in the community road; running thence N. 1.00 E. 349 ft. to a stake;
thence S. 85.00 W. 318 ft. to a stake; thence S. 34.40 E. 134 ft. to a stake; thence
S 1.15 W. 233.5 ft. to a pin in the above said road; thence with the said road as the
line N. 85.15 E. 240 ft. to the beginning corner, containing two acres.
The above described land is joined on the south by Loyd Poole and on the west by C. M.
Ponder and on the north and east by Malcolm A. Mason.
The above described land is a portion of the same land conveyed to Malcolm A. Mason by
T. M. Crain on the 13th day of March 1948 and is recorded in the R. M. C. Office for
Greenville County in Vol. 343, page 91.
This is the same property conveyed to me by deed by Malcolm A. Mason dated Oct. 4th,
1952 and recorded in the R. M. C. Office for Greenville County in Book 464 page 426.
ALSO all that certain piece, parcel or lot of land situate, lying and being in the
State and County aforesaid, O'Neal Township, about one mile north from O'Neal, lying
on the north side of a community road, being bounded on the north by lands formerly
of C. M. Ponder and a branch, on the east by a tract conveyed to James A. Reid, on the
south by the said road and lands formerly of Lloyd Poole and on the west by lot of the
Benson Kemp and other lands formerly of C. M. Ponder, and being a part of the same tract
conveyed to Malcolm A. Mason by deed from T. M. Crain, recorded in the office of the R. M.
C. for Greenville County in Deed Book 343 at page 91, and having the following courses
and distances, to wit:-
BEGINNING on a point in the said community road and joint corner of the present lot of
Benson Kemp and runs thence with the said road, N. 85-30 E. 127.5 feet to an angle in
road; thence N. 79-35 E. 66 feet to a stake in the said road; thence N. 4-30 W. 15 feet
to a stake on the bank of the road, thence continuing with the same course for a total
distance of 363 feet to a stake; thence N. 20-35 W. 376 feet to a stake on the south
bank of the branch; thence down the branch S. 75-20 W. 100 feet to a point on the north
bank of the branch; thence N. 71-25 W. 68 feet to an iron pin on the south bank of the
branch; joint corner of the Ponder lands; thence with the Ponder line, S. 19-30 E. 409

(CONTINUED)

SATISFIED AND CANCELLED OR RECORDED
BY _____ DAY OF _____ 1964
AT _____
R. M. C. FOR GREENVILLE COUNTY, S. C.
RECORDED BOOK _____ NO. _____