

FEB 25 12 45 PM 1966

BOOK 1023 PAGE 479

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, Arthur Junior Goforth

SEND GREETING:

WHEREAS, I the said Arthur Junior Goforth 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 Six thousand and no/100 (\$6,000.00) 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

Sixty four and 98/100 (\$64.98) 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 I the said Arthur Junior Goforth, 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 Springs Township, on the north side of the Old National Highway, near the western limits of the town of Greer, and designated as Nos. 2-C, 2-D, 2-E, 2-F, 2-G and 2-H on plat of the B. S. Sherman Estate, prepared by H. S. Brockman, Surveyor, September 25th, 1942, and having the following courses and distances, to-wit:- (Plat book 66 page 133)

BEGINNING at iron pin on the eastern edge of a proposed 15 foot road, at corner of Nos. 2-B and 2-C, and runs thence as a dividing line between said lot numbers, S 72-12 E. sixty eight and six tenths (68.6) feet to pin on line of Pauline Fuller Estate; thence therewith, N. 17-48 E. five hundred sixty (560) feet to iron pin on the drive way leading to Forest Street; thence therewith, N. 72-12 W. sixty eight and six-tenths (68.6) feet to pin at intersection of said drive-way and said proposed street or road; thence therewith S. 17-48 W. five hundred sixty (560) feet to the beginning corner; the northern and southern lines measuring to and from the center of said road, and the western line along the center thereof.

This is the same property conveyed to me by Letha Sherman by deed dated October 5, 1946 and recorded in the R. M. C. Office for Greenville County in Vol. 300 at page 435.

LESS HOWEVER, lots 2-F and 2-G, conveyed to Haskil Ballenger by deed recorded in deed book 317 page 2 and 576 page 477, Greenville County R. M. C. Office.

FOR SATISFACTION TO THIS MORTGAGE SEE SATISFACTION BOOK 46 PAGE 621

SATISFIED AND CANCELED OF RECORD 7th DAY OF Apr. 19 77 Donnie J. Lark... R. M. C. FOR GREENVILLE COUNTY, S. C. AT 2:59 O'CLOCK P. M. NO. 26851