

APR 17 1 13 PM '70 BOOK 1153 PAGE 35

State of South Carolina }
COUNTY OF GREENVILLE }

OLIVE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

I, Donald L. Brown

SEND GREETING:

WHEREAS, I the said Donald L. Brown

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 Three Thousand and No/100 - - - - - (\$ 3,000.00) Dollars, with interest from the date hereof at the rate of eight per cent (8 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of

Forty Six & 76/100 - - - - - (\$ 46.76) 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 Donald L. Brown 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, in the City of Greer, School District # 285, and situate on the Western side of Morrow Street of said City, and designated as Nos. 24 and 25 lots as shown on plat of Morrow Park, recorded in R. M. C. Office in Plat Book "E", page 91, and together having the following courses and distances, to wit:

Beginning at the joint corner of Nos. 23 and 24 lots on the west side of Morrow Street, and runs thence with Morrow Street, N. 11-30 E. Sixty (60) feet to corner of No. 26 lot; thence dividing Nos. 25 and 26 lots, N. 78 W. one hundred fifty (150) feet to iron pin at (approximately) corner of Nos. 41 and 42 lots; thence as dividing Nos. 42 and 43 from Nos. 25 and 24 lots, S. 11-30 W. sixty (60) feet to corner of Nos. 23 lots; thence as dividing Nos. 23 and 24 lots, S. 78 E. one hundred fifty (150) feet to the point of beginning; bounded North by No. 26 lot; East by Morrow Street; South by No. 23 lot, and West by Nos. 43 and 42 lots; and being the same property conveyed to Joseph A. Craft by deed dated July 19, 1957 by Melvin S. Lynn and recorded in the R. M. C. Office for Greenville County in Deed Book 581, page 26.

This is the same property conveyed to me by Joseph A. Craft by deed dated April 16, 1970, to be recorded in the R. M. C. Office for Greenville County.