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BOOK 1168 PAGE 651

MORTGAGE OF REAL ESTATE

OLLIE FARRIS WORTH
R. M. C.

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, Robert Bolden and Mary J. Bolden

SEND GREETING:

WHEREAS, we the said Robert Bolden and Mary J. Bolden

in and by our certain promissory note in writing of even date with these Presents, are well and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of Eight Thousand and no/100- (\$ 8,000.00) 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

Eighty Six and 60/100 - - - - - \$ 86.60) 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 we the said Robert Bolden and Mary J. Bolden, 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 us 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, located one half mile East of Piedmont on the Northern side of Patterson Avenue, and being shown as lot number ONE (1) on plat of property made for Robert Bolden by Charles K. Dunn, surveyor, dated August 18, 1970, which plat is recorded and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northern side of Patterson Avenue, at corner of Dug. Ladson lot and runs thence therewith N. 12-33 W., 159 feet to iron pin at a branch; thence with branch, the branch the line, S. 89-10 E., 65 feet to an iron pin at corner of Lot No. 2 on said plat; thence S. 11-13 E., 136 feet to the northern side of Patterson Avenue; thence with the northern side of said avenue, S. 71-05 W., 65 feet to the beginning corner.

This is the same property conveyed to Robert Bolden by Foster Hood by deed recorded in deed book 520, page 291, Greenville County R. M. C. Office.

This is the same property conveyed to Mary J. Bolden by Robert Bolden by deed dated October 6, 1970; to be recorded in the R. M. C. Office for Greenville County.