

MORTGAGE OF REAL ESTATE

State of South Carolina
 COUNTY OF GREENVILLE

FILED
 GREENVILLE CO. S. C.
 SEP 30 11 58 AM '71
 OLLIE FARNSWORTH
 R. M. C.

To All Whom These Presents May Concern:

We, Furman Butler and Eddie B. Butler

SEND GREETING:

WHEREAS, we the said Furman Butler and Eddie B. Butler

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 five thousand eight hundred and no/100 -----(\$ 5,800.00) 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 two and 90/100-----(\$ 82.90) 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 Furman Butler and Eddie B. Butler, 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 we 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, Oaklawn Township, located on the West side of Cooley Bridge Road and the Eastern side of a farm road and being shown on plat of property made for George W. Arnold by C. O. Riddle, surveyor, dated Nov. 16, 1962, amended 8-1-68, and having the following metes and bounds, to wit:

BEGINNING on the Western side of said road, corner of James McCullough, lot and running thence S. 83-12 W., 497.5 feet to iron pin; thence N. 12-56 W., 168.6 feet to iron pin on old line; thence N. 83-05 W., 61.3 feet to iron pin on the Eastern side of farm road; thence with road S. 15-36 W., 410.5 feet to Church of God, lot; thence S. 88-48 E., 287.3 feet to iron pin, rear corner of church lot; thence S. 16-47 E., 85 feet along rear line of church to iron pin on old line; thence N. 73-13 E., 175.5 feet to iron pin; thence N. 3-39 E., 80 feet to iron pin; thence N. 73-13 E., 280 feet to center of Cooley Bridge Road; thence with road N. 3-39 W., 158.7 feet more or less to the beginning corner and containing 4.33 acres more or less.

This is a part of the same conveyed to mortgagors by deed recorded in deed book 703 page 313, Greenville County R. M. C. Office.