

State of South Carolina

COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
OCT 21 10 59 AM '71
OLLIE FARNSWORTH
R. H. C.

To All Whom These Presents May Concern:

LEE O. BOYKIN AND EVA H. BOYKIN,

the Mortgagor(s), SEND GREETING:

hereinafter called

WHEREAS, the said Mortgagor(s) in and by their certain promissory note in writing, of even date with these Presents, are well and truly indebted to BANK OF GREER, GREER, S. C., hereinafter called Mortgagee, in the full and just sum of

EIGHT THOUSAND----- DOLLARS,
to be paid in monthly installments of \$74.17, commencing on the 15 day of November, 1971
and on the 15 day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not paid sooner, shall be due and payable on the 15 day of October, 1986.

with interest thereon from date at the rate of 7 1/2 per centum per annum, to be computed and paid monthly, as stated above, until paid in full; all interest not paid when due to bear interest at the same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; and in case said note should be placed in the hands of an attorney for suit or collection the Mortgagor(s) agree(s) to pay all costs and expenses including a reasonable amount as attorneys' fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, That the said Mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said note, and also in consideration of the further sum of Three Dollars to the said Mortgagor(s) paid by the said Mortgagee at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Mortgagee,

ALL that parcel or lot of land in Chick Springs Township of Greenville County, South Carolina, near Pleasant Grove Baptist Church and about two miles south of Greer, located on the east side of the Greenville-Spartanburg Road, being all of Lot No. 30 as shown on a plat designated as property of J. M. Mattox Estate, made by H. S. Brockman, Surveyor, dated November 6, 1952 recorded in Plat Book JJ, page 127 and having the following courses and distances:

BEGINNING on a stake at the intersection of the Old Greenville-Spartanburg Road, and a new street and runs thence along the northern margin of new Street, S. 41.20 E. 200 feet to a stake; thence N. 48.40 E. 100 feet to a stake; thence with the common lines of Lots Nos. 28 and 30, N. 41-20 W. 200 feet to a stake on the eastern margin of the old Greenville Spartanburg Road; thence therewith, S. 48.40 W. 100 feet to the beginning.