

State of South Carolina

COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

JUN 22 12 04 PM '77

OLLIE FARNSWORTH
R. M. C.

To All Whom These Presents May Concern:

I, Joseph S. Hooker

SEND GREETING:

WHEREAS, I the said Joseph S. Hooker

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 Twenty One Thousand and No/100 - - - - - (\$ 21,000.00) Dollars, with interest from the date hereof at the rate of seven $\frac{1}{2}$ per cent ($7\frac{1}{2}$ %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of

One Hundred Sixty Nine and 18/100 - - - - - (\$ 169.18) 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 Joseph S. Hooker, 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, located on the Western side of Highway No. 14 and the Southern side of Goodjion Road about $1\frac{1}{2}$ miles Southwest from Gowensville and being the northern portion of property shown on plat made for G. Harold Smith by W. N. Willis, surveyor, dated 5-13-71, recorded in plat book SSS page 440, Greenville County R. M. C. Office and being shown as a 20 acre tract or Tract No. 1 on an amended plat, having the following courses and distances, to wit:

Beginning at the Northwestern intersection of Highway No. 14 and Goodjion Road and running thence along the western side of Highway No. 14 the following courses and distances, S. 9-10 W., 200 feet, S. 11-12 W., 200 feet, S. 19-12 W., 100 feet and S. 25-15 W., 100 feet; thence leaving said highway and running thence N. 66-00 W., 190 feet, N. 87-30 W., 200 feet and S. 67 W., 1040 feet along tract No. 3 to corner of Staggs; thence with Staggs, N. 21-10 E., 977.5 feet to old pin; thence S. 86-50 E., 172 feet to old pin; thence with Smith N. 58-25 E., 700 feet to old pin on the Southern side of Goodjion Road; thence along the Southern side of Goodjion Road, S. 44-40 E., 532 feet to the beginning corner and containing 20 acres more or less.

Deed book 919 page 352, Greenville County R. M. C. Office.

This is same property conveyed to me by G. Harold Smith, Myrtle P. Smith and Charlie O. Wolfe, Inc. dated June 14, 1972 to be recorded in R. M. C. Office for Greenville County.