

State of South Carolina

COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

SEP 7 1972

ELIZABETH W. MOORE
S. C. J. C. C.

To All Whom These Presents May Concern:

I, William B. Helton, Jr.

SEND GREETING:

WHEREAS, I the said William B. Helton, Jr.

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 Fifty Thousand and No/100 - - - - - (\$ 50,000.00) 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

Four Hundred Sixty Three and 53/100 - - - - - (\$ 463.53) 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 William B. Helton, Jr., 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 about four (4) miles North from Greer, S. C. on the Northern side of Ponder Road being S. C. Road No. S. 23-134 and lying on both sides of Beaver Dam Creek, being shown on plat made for William B. Helton, Jr. by Wolfe & Huskey Engineers and Surveyors, dated July 28, 1972, which plat is to be recorded herewith and having the following courses and distances, to wit:

Beginning in the center of Ponder Road at the corner of Florence Barwick property and running thence N. 27-22 W., 3197.4 feet along the center of a dirt road and the lines of Florence Barwick, Sara B. Bradshaw and Florence Barwick to old iron pin and stone; thence N. 71-51 E., 1527.8 feet to iron pin; thence S. 35-50 E., 961 feet crossing creek to White Oak 3x, (O. M.); thence S. 14-33 E., 1731.6 feet to center of said road (iron pin set on north side of road at 30.3 feet); thence with the center of said road, S. 74-25 W., 190.1 feet to nail & stopper in road; thence with road, S. 56-50 W., 130 feet to nail & stopper in road; thence still with center of said road, S. 42-40 W., 1001.7 feet to nail & stopper, the beginning corner and containing 98.21 acres more or less.

This is the same conveyed to Wolfe & McClimon, Inc., by Connie Gibson Mostelle by deed recorded in deed book 949 page 263, Greenville County R. M. C. Office.

This is the same property conveyed to me by Wolfe & McClimon, Inc. by deed dated 9/5/72 to be recorded in R. M. C. Office for Greenville County.