

MORTGAGE OF REAL ESTATE

State of South Carolina }  
 COUNTY OF GREENVILLE }  
 GREENVILLE CO. S. C.  
 FILED  
 13 11 57  
 J. S. T. HARVEY  
 R.M.C.

*Not*

To All Whom These Presents May Concern:

We, Paul A. Jordan and Rebecca W. Jordan SEND GREETING:

WHEREAS, we the said Paul A. Jordan and Rebecca W. Jordan

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

Thirty Thousand and No/100 - - - - (\$ 30,000.00 ) 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

Two Hundred Eighty Six and 71/100 - - - - (\$ 286.71 ) 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 Paul A. Jordan and Rebecca W. Jordan, 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 mortgagee, 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, situated on the South Side of Oakland Ave., (formerly Old National Highway or Emma Street) in the City of Greer, Chick Springs Township, and being shown and designated as lot Nos. ONE (1), TWO (2), and THREE (3), on plat of the J. J. Wood Estate made by H. S. Brockman, surveyor, dated February 24, 1928 and having the following courses and distances, to wit:

BEGINNING at an iron pin on the South side of Oakland Ave., northwest corner of Lot No. 1 on said plat and running thence S. 23-10 W., 165.2 feet to iron pin; thence S. 87-45 W., 205.8 feet to iron pin, corner of Lot No. 4; thence along the line of Lot No. 4, N. 19-35 E., 231.6 feet to iron pin on the South side of Oakland Ave.; thence along said Ave., S. 73-05 E., 200.5 feet to the beginning corner.

This is the same conveyed to Roy M. Dobson, David S. Byrnside, Jr. and Heyward E. Duncan by Mary F. Duncan, et al, by deed recorded in deed book 670 page 320, Greenville County R.M.C. Office, Heyward E. Duncan having died testate on January 16, 1967, Apt. 972 File 13, Greenville County Probate Office, giving the trustees under his will the authority to sell property.

LESS HOWEVER, that 8 foot strip of land heretofore conveyed to J. Roy Robison by deed recorded in deed book 857 page 3, Greenville County R. M. C. Office, fronting on Oakland Ave., 8 feet and running back along the Northeast side of Lot No. 1 on plat of the J. J. Wood Estate and being shown and described on plat recorded in plat book SSS page 136, Greenville County R. M. C. Office.

ALSO: that strip of land adjoining the rear corner of lot No. 1 on plat of J. J. Wood Estate, being shown by deed to Roy M. Dobson, David S. Byrnside and Citizens & Southern National Bank of Greenville, South Carolina and Thelma Harley Duncan as Trustees under will of Heyward Edison Dungan, by J Roy Robison recorded in