

State of South Carolina

COUNTY OF GREENVILLE

BOOK 1325 PAGE 532

To All Whom These Presents May Concern:

I, Talmadge D. Campbell

SEND GREETING:

WHEREAS, I the said Talmadge D. Campbell

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 **Three Thousand Five Hundred and No/100** ----- (\$ 3,500.00) Dollars, with interest from the date hereof at the rate of **nine** per cent (9%) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of **Forty-Four and 34/100** -----

----- (\$ 44.34) 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 Talmadge D. Campbell 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 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, Chick Springs Township, Greer School District No. 285, and in the City of Greer, and being shown as lot number TWENTY FOUR (24) on plat of John A. Robinson, recorded in plat book P page 133A, Greenville County R. M. C. Office and having the following courses and distances, to wit:

Beginning at an iron pin on the south side of Connecticut Ave., in City of Greer, at the northeastern corner of lot No. 27 and runs thence S. 14-45 W., 121.8 feet along the line of lot No. 27 to iron pin; thence S. 87-45 W., 62.74 feet along the line of lot No. 25 to iron pin; thence N. 14-45 W., 140 feet along the line of lot No. 23 to an iron pin on the said street; thence N. 75-30 E., 60 feet along said Connecticut Ave., to the beginning corner and containing 8,083 feet (square) more or less.

This is a part of the property conveyed to McClimon & Hill, Inc. by deed recorded in deed book 991 page 436, Greenville County R. M. C. Office.

The within property is conveyed subject to road right of way, easements of record, and on the premises and city and county zoning ordinances.

This is the same property conveyed to me by McClimon & Hill, Inc. by deed dated October 11, 1974 to be recorded in the R. M. C. Office for Greenville County.

Also 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, City of Greer, lying and being on the southern side of Connecticut Avenue, and known and designated as Lot No. 27, which lot has the following metes and bounds to - wit: (Plat Book "P" page 133.) Beginning at and iron pin on the southern side of Connecticut Avenue which iron pin is at the northwestern corner of a Mrs. Lindsey's lot No. 28 and running thence S. 14-45 W., 103.3 feet along the line of lot 28 to an iron pin; thence S. 87-45 W., 62.74 feet to an iron pin along the line of lot 26; thence N. 14-45 E. 121.8 feet, along the line of lot 24 to an iron pin; thence N. 75-30 E. 60 feet along the southern side of Connecticut Avenue to the beginning corner; said property containing 6720 sq. ft., more or less.

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