

State of South Carolina

COUNTY OF GREENVILLE

BOOK 1350 PAGE 53

To All Whom These Presents May Concern:

SEND GREETING:

I, W. Glenn Hawkins

WHEREAS, I the said W. Glenn Hawkins

in and by my certain promissory note in writing of even date with these Presents, well and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of Twenty Eight Thousand and No/100 (\$ 28,000.00) Dollars, with interest from the date hereof at the rate of eight 1/2 per cent (8 1/2 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of Two Hundred Seventy Five and 73/100 -

-----(\$ 275.73) 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 W. Glenn Hawkins, 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, on the North side of Primrose Lane in the City of Greenville, and being shown and designated as Lot # 70 of Northside Gardens as per plat recorded in Plat book "S" at page 17, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Primrose Lane, at the joint front corner of Lots 69 and 70, and running thence with the line of Lot 69, N. 9-15 W. 200 feet to an iron pin in line of land, now or formerly owned by James Gilfillin; thence with the Gilfillin line, N. 80-45 E. 90 feet to an iron pin; thence along the rear line of Lots 72 and 71, S. 9-15 E. 200 feet to an iron pin on the North side of Primrose Lane; thence with the north side of Primrose Lane, S. 80-45 W. 90 feet to the point of beginning.

Being the same property conveyed to B. W. Eanes and Mary W. Eanes by deed recorded in Volume 470 at page 137.

B. W. Eanes died intestate and Ballard Gregory Eanes conveyed his interest to Mary W. Eanes by deed recorded in Deed Book 531 at page 232.

It is understood that this conveyance is made subject to restrictions recorded in Deed Book 382 at page 22 and as amended in Deed Book 462 at page 337.

This is the same conveyed to me by Mary W. Eanes by deed dated July 25, 1956 recorded in deed book 558 page 124, Greenville County R. M. C. Office.



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