

State of South Carolina

COUNTY OF GREENVILLE

FILED
GREENVILLE, CO. S. C.
JUL 1 12 20 PM '76
DONNIE S. TANKERSLEY
R.M.C.

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To All Whom These Presents May Concern:

We, Walter J. Nimmons, Vickie S. Nimmons, Albert C. Nimmons and Marie A. Nimmons
A. Nimmons

WHEREAS, we the said Walter J. Nimmons, Vickie S. Nimmons, Albert C. Nimmons
and Marie A. Nimmons
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

Eighteen Thousand and No/100 -----(\$ 18,000.00) 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 **One Hundred Eight two and 57/100** ----

-----(\$ 182.57) 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 Walter J. Nimmons, Vickie S. Nimmons, Albert C. Nimmons, Marie A. Nimmons 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 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, Grove and Oakland Township, located about three miles South of Piedmont, S. C. on the Western side of road from Felzer to Piedmont, being State Highway No. 20 and being shown on plat made for William Jackson Fisher to be deeded to Walter J. Nimmons and Vickie S. Nimmons, by Charles K. Dunn and T. Craig Keith, surveyors, dated June 25, 1976 and having the following metes and bounds, to wit:

Beginning in center of said highway, corner of Charles H. Bennett Est., and running thence N. 74-34 W., 33.5 feet to new iron pin on west side of road; thence on the same course for a total distance of 679.9 feet along said estate to new pin, corner of Ben A. Bennett; thence with Bennett, N. 18-53 W., 293 feet to old pin, corner of Alvin Davis; thence with Davis, S. 73-14 E., 886.4 to center of said State Highway No. 20 (pin set back 62.7 feet on line from center of road); thence S. 25-57 W., 225 feet along center of said highway to the beginning corner and containing 4.15 acres, exclusive of road right of way. This is the same conveyed to William Jackson Fisher by deed recorded in deed book 295 page 375, Greenville County R. M. C. Office.

This is the same conveyed to Walter J. Nimmons and Vickie S. Nimmons by deed dated June 30, 1976, to be recorded in the R. M. C. Office for Greenville County.

ALSO: All that piece parcel or lot of land in Grove Township, County of Greenville, State of South Carolina and having the following metes and bounds, to wit:

Beginning on a stone at the Southeast corner of property herein conveyed and running thence S. 82-12 W., 21.75 chains to a point in the center of S. C. State Highway No. 29; thence N. 24 E., 15.61 chains to a point in the said highway; thence S. 87 1/2 E., 5.20 chains to an angle in gully on the east bank of or side of P. N. Railway; thence with the gully S. 65 1/2 E., 4.00 to an angle in gully; thence due East 4.00 chains to a stake; thence S. 17 1/2 E., 10.50 chains to the beginning corner and containing 17.6 acres, more or less.

Bounded on the North by Robert Lee Trayum, on the East by T. D. Bennett, on the West by the center of said highway on the South by T. D. Bennett. This is the same property conveyed to J. B. Brookie by J. C. Garrison et al by deed recorded in deed book 539 page 304, Greenville County R. M. C. Office and the road reserved in that deed is hereby reserved in this conveyance and subject to the same.

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