

MORTGAGE OF REAL ESTATE
GREENVILLE CO. S. C.

State of South Carolina

COUNTY OF GREENVILLE

12 03 PM '77
LONNIE S. JAMES
R.M.C.

CITIZENS B. & L. ASSOCIATION
P. O. BOX 383, 117 TRADE ST.
GREER, S. C. 29651

To All Whom These Presents May Concern:

I, Albert Powell

SEND GREETING:

WHEREAS, I the said Albert Powell

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 Four Thousand Three Hundred and no/100 - - - (\$ 4,300.00) 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 Sixty Three and 01/100 - -

- - - (\$ 63.01) 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 Albert Powell

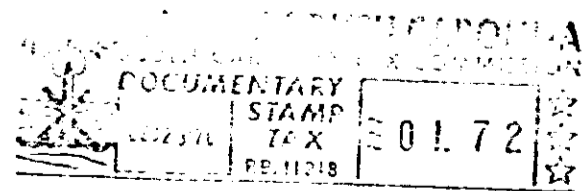
, in consideration of the said debt and sums of money aforesaid, and for the better securing the payment thereof to the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., according to the terms of the said note, and also in consideration of the further sum of Three (\$3.00) Dollars to me the 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, O'Neal Township, and located at northwestern and southwestern intersection of State Highways Nos. S-135 and S.134, and being all of LOTS NUMBERS 21, 22 and 23, according to plat of property prepared by H. S. Brockman, surveyor, dated July 31, 1956, and recorded in R. M. C. Office for Greenville County in Plat Book LL at page 55, reference to said plat being made and pleaded for a more complete description.

This is a portion of that property conveyed to Helen Powell by Albert Powell by deed dated February 1, 1975, and recorded in the R. M. C. Office for Greenville County in Deed Book 1014 at page 235.

This is the same property as conveyed to Albert Powell by Helen Powell by deed dated January 8, 1976, recorded in Deed Book 1030, page 49 on January 12, 1976, Greenville County R. M. C. Office.

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