

State of South Carolina

COUNTY OF GREENVILLE

CITIZENS B. & L. ASSOCIATION
P. O. BOX 388, 117 TRADE ST.
GREER, S. C. 29651

FILED
GREENVILLE CO. S. C.
MAY 22 1974
55 AM '74
SONNIE S. TANKERSLEY
R.H.C.

To All Whom These Presents May Concern:

We, Roy Grover Chapman and Louise H. Chapman Simpson (formerly Louise H. Chapman) SEND GREETING:

WHEREAS, we the said Roy Grover Chapman and Louise H. Chapman Simpson (formerly Louise H. Chapman) 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 **Nine Thousand Four Hundred and No/100 - - (\$ 9,400.00) 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 Nineteen and 08/100 -**

(\$ 119.08) 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 Roy Grover Chapman and Louise H. Chapman Simpson (formerly Louise H. Chapman) 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 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, lying, being and situate on the northwest side of Milford Drive, near Milford Baptist Church, in Oneal Township, and being known and designated as Lot No. Three (3) of the W. Dennis Smith property as shown on plat prepared by H. S. Brockman and John A. Simmons, Registered Surveyors, dated August 15, 1959 and which plat has been recorded in the R. M. C. Office for said County in Plat Book TT, page 17, and having the following courses and distances, to wit: Beginning at an iron pin on the northwest side of Milford Drive at the joint front corner of Lots Nos. 3 and 4 as shown on said plat, and running thence with the joint property line of said two lots N. 44-06 W. 199.3 feet to an iron pin at the joint rear corner of said two lots; thence S. 45-54 W. 80 feet to an iron pin located at the joint rear corner of Lots Nos. 2 and 3 as shown on said plat; thence with the joint property line of said last two mentioned lots S. 44-06 E. 199.3 feet to an iron pin on the northwest side of Milford Drive; thence with the northwest side of said drive N. 45-54 E. 80 feet to the beginning point. This being the same property which was conveyed to Louise H. Chapman herein by Mary Louise C. Pruitt, Paul Nelson, Chapman, et al by deed recorded in the said office in Deed Book 990, page 359.

This is the same conveyed to Roy Grover Chapman by Louise H. Chapman Simpson (formerly Louise H. Chapman) (reserving a life estate for herself) by deed dated February 7, 1974, recorded in deed book 993, page 616, R. M. C. Office for Greenville County on the 11th of February, 1974.

ALSO: All that certain parcel or tract of land situate, lying and being in the State and County aforesaid, approximately 6 miles North of the City of Greer, at the Northeast corner of the intersection of Jordan Road and Wingo Road (State Highway S-23-134) being shown as containin 3/45 acres on a plat of property prepared for Glenda Chapman by G. A. Wolfe, Surveyor, dated December 13, 1977 and recorded in Plat Book 6-P, at page 15 according to said plat having the following metes and bounds:

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