

State of South Carolina

COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY R.M.C.

To All Whom These Presents May Concern:

SEND GREETING:

WHEREAS, We the said Randall Howard and Helen Howard in and by their 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 Thirteen Thousand Five Hundred and no/100----- (\$ 13,500.00) Dollars, with interest from the date hereof at the rate of ten-1/2 per cent (10 1/2 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of One Hundred Forty-nine and 23/100

----- (\$ 149.23) 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 Randall Howard and Helen Howard, 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 them 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.

ALL that piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, located about two miles north of Pleasant Hill on S. C. Highway S-23-116 and according to the plat prepared for Odell Howard by W. N. Willis, Engrs., on May 21, 1969 with the field work being done by S. D. Atkins, and amended by John A. Simmons, R.L.S., on February 21, 1974, as having the following metes and bounds, to-wit:

BEGINNING at an old nail in the center of S. C. Highway S-23-116 and running thence S. 52-40 E. 106 feet to an old iron pin; thence S. 21-54 W. 352 feet to an old stone; thence S. 22-13 W. 130 feet to a point; thence N. 51-44 W. 209.7 feet to a point in the center of S. C. Highway S-23-116; thence N. 34-22 E. 462 feet to the point of beginning.

This conveyance is subject to the right of way of the public along S. C. Highway S-23-116. This conveyance is the identical property conveyed to Randall Howard and Helen Howard by deed of Richard Howard on June 1, 1979 and by deed of Mary Elizabeth P. Green Howard on June 13, 1979 and duly recorded in Deed Book 1105 at pages 384 and 385 respectfully on June 25, 1979 in the R.M.C. Office for Greenville County.

3.1501

STATE OF SOUTH CAROLINA DOCUMENTARY STAMP \$ 05 40

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