

1001-989

MORTGAGE OF REAL ESTATE

State of South Carolina
COUNTY OF GREENVILLE
FILED
APR 13 12 56 PM '83
R.M.C.

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

To All Whom These Presents May Concern:

We, Russell C. Huttenstine Jr. and Elaine R. Huttenstine

SEND GREETING:

WHEREAS, we the said Russell C. Huttenstine Jr. and Elaine R. Huttenstine 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 Ten Thousand Seven Hundred Fifty Five and 20/100-----(\$10,755.20----) Dollars, with interest from the date hereof at the rate of thirteen per cent (13 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of

One Hundred Forty and 83/100----- (\$ 140.83-----) 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 Russell C. Huttenstine Jr. and Elaine R. Huttenstine, 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 mortgagors 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, near the City of Greer, on the Western side of Holliday Road and being shown and designated as Property of Milton H. Taylor and Nelle B. Taylor as shown on plat recorded in the R.M.C. Office for Greenville County in Plat Book 48 page 91A, and having the following metes and bounds, to wit:

BEGINNING at an iron pin at the joint front corner of the within described property and that now or formerly of McCabe and running thence N. 65-15 W. 437 feet to iron pin; thence N. 8-45 E., 126 feet to an iron pin; thence S. 58-15 E., to an iron pin; thence 83-45 E., 290 feet to an iron pin on Holliday Road; thence with said road S. 3-55 W., 289.7 feet to the point of beginning.

This is the same conveyed to William H. Wood and Ethel S. Wood by Milton H. and Nelle B Taylor by deed recorded April 10, 1973, in deed book 972, page 276, Greenville County R.M.C. Office for Greenville County.

This is the same conveyed to us by William H. Wood and Ethel S. Wood by deed dated February 16, 1977 in deed book 1051 page 105, Greenville County R.M.C. Office.

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