

State of South Carolina

COUNTY OF Greenville

To All Whom These Presents May Concern:

We, Marshall N. Austin and Helen Wall Austin

SEND GREETING:

WHEREAS, we the said Marshall N. Austin and Helen Wall Austin

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

Forty-seven Hundred XXXXXXXXXXXXXXXXXX (\$ 4700.00 ) Dollars,

with interest from the date hereof at the rate of seven per cent ( 7 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of

Seventy-five and 20/100 XXXXXXXXXXXXXXXXXX (\$ 75.20 ) 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 Marshall N. Austin and Helen Wall Austin, in consideration of the said debt and sums of money aforesaid, and for the better securing the payment thereof to the said CITIZENS BUILDING & 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, Chick

Springs Township, lying on the West side of Pine Street and near the present city limits of Greer, being the same lot of land conveyed to us by C. M. Hemphill by DEED recorded in R.M.C. Office for Greenville County in Vol 342, page 157, having the following courses and distances, to wit:-

BEGINNING on iron pin on the western edge of Pine Street at a point 75 feet North from the southeast corner of Lot #44 and runs thence with said Pine Street N 3-00 E 75 feet to iron pin; thence N 77-10 W 141.3 feet to iron pin at or near the original corner of Lots 46, 47, 53 and 54; thence S 2-10 W 60 feet to iron pin on the dividing line of Lots #45 and #53, which pin is 60 feet North from the joint corner of Lots 43 and 44; thence S 71-05 E 141.7 feet to the beginning corner.

Witness  
Citizens B & L Association  
Greer, S.C. B. A. Bennett, Secy.

E. W. Bailey

RECORDED AND CANCELLED OF RECORD  
11 APR 1949