

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF Greenville,

To All Whom These Presents May Concern:

I, Ruth M. (K) Muckols

SEND GREETING:

WHEREAS, I the said Ruth M. (K) Muckols
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
Sixteen Hundred & Forty----- (\$ **1640.00**) 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

Twenty-six & 75/100----- (\$ **26.75**) 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
Ruth M (K) Muckols, 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 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 con-
structed thereon, situate, lying and being in the State of South Carolina, County of **Greenville,** in

Bates Township, and being better described as follows:

BEGINNING at a
stake in the center of Little Texas road, corner of E. E. Sprouse and H. E.
Hart, and running in a westernly direction 190 feet to a stake, corner of
H. E. Hart and joining Harrell Cantrell's land, and running thence in a
northernly direction 100 feet to a stake; thence in an eastern direction
171 feet to a stake; thence in a southernly direction 100 feet to the
beginning corner; and containing approximately one half ($\frac{1}{2}$) Acre, more or
less. The above being a part of the land which H. E. Hart inherited from
his Mother's Estate, (Mrs. Emma F. McCauley), and being the same piece and
parcel of land conveyed to me by H. E. Hart by Deed dated May 12, 1947,
recorded in office of R. M. C. Greenville, County in Vol. 331, page 273.
This property was sold under deed for residential purposes only, and no
house is to be erected on same with a cost of less than \$1500.00, and
shall be used and occupied by white persons only for a period of fifty
years from date of Deed.