

MORTGAGE OF REAL ESTATE

State of South Carolina }
COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, **Kenneth G. Smith** SEND GREETING:

WHEREAS, I the said **Kenneth G. Smith**

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 **One Thousand and no/100 - - - - - (\$ 1,000.00**) 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

Sixteen and no/100 - - - - - \$ 16.00) 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 **Kenneth G. Smith**, 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 constructed thereon, situate, lying and being in the State of South Carolina, County of **Greenville, Chick Springs Township, about one-half mile Southwest from Greer, lying East from Jones Avenue and on the North side of Vernon Street, and being Lot #20 in a sub-division of property of V. E. Cox, being the same lot of land conveyed to me by V. E. Cox and having the following courses and distances, to wit:-**

BEGINNING at a stake in the center of Vernon Street, joint corner of Lots 19 and 20, and runs thence with the center of the said Street S 34-30 E 50 feet to a stake, joint corner of Lots 20 and 21; thence with the dividing line of Lots 20 and 21 N 55-30 E 195 feet to a stake on rear line of the original Cox tract; thence with this original line N 34-30 W 50 feet to a stake, joint corner of Lots 19 and 20; thence with the dividing line of Lots 20 and 19 S 55-30 W 195 feet to the beginning corner.

Paid Apr. 7 - 1953.

Witness:

H. B. McPartry

*Citizens B. & L. Association
Greer, S.C.*

W.A. McLeod, Duty Secy

*9 April 53
Owen Farnsworth*

10:00 A. 8052