

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, Harold L. Pruitt

SEND GREETING:

WHEREAS, I the said Harold L. Pruitt 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 **Twenty-Five Thousand and no/100 - - - - - (\$ 25,000.00)** Dollars, with interest from the date hereof at the rate of **nine** per cent (**9 %**) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of

Two Hundred Twenty-Four and 94/100 - - - - - (\$ 224.94) 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 Harold L. Pruitt 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 me 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, Oneal Township, about one mile northwest of Oneal, lying on the northwest side of Buckhorn Road, and being a portion cut out of the tract formerly owned by John West, and having the following courses and distances, to wit:-

BEGINNING on an iron pin in the center of the driveway which leads to the home thereon, said pin being on the eastern line of the whole tract, and runs thence, a new line, S. 89-15 W., 265 feet to an iron pin; thence N. 75-15 W., 61 feet to an iron pin by old fence post; thence S. 49-45 W., 46 feet to an iron pin by an old fence post; thence S. 26-02 E. 360 feet to an iron pin in center of Buckhorn Road; thence with the center of the said road, N. 43-20 E., 150 feet to an angle in road; thence N. 34-28 E., 167.5 feet to an iron pin in center of said road; thence with old line N. 2-00 E., 93 feet to the beginning iron pin, containing one and sixty-five one hundredths (1.65) acres, more or less.

The above described lot is a part of the former John West land which was willed to Roy Ponder and Carl Alvin Ponder by Carl M. Ponder, deceased.

This is the same property conveyed to me by Roy Ponder and Carl Alvin Ponder by deed dated August 10, 1971 and recorded in Deed Book 922, page 493, Greenville County R. M. C. Office.