

State of South Carolina,

COUNTY OF GREENVILLE

To all Whom These Presents May Concern:

Greenville Home Builders, Inc.

SEND GREETING:

Whereas, the said Greenville Home Builders, Inc.

in and by its certain Promissory note in writing, of even date with these presents, is well and truly indebted to Citizens Lumber Company

in the full and just sum of Six Thousand and No/100 (\$6000.00) Dollars

to be paid in monthly installments of \$60.00 each on the 7th day of each month hereafter beginning September 7th, 1948, said payments to be applied first to interest and then to principal until paid in full

with interest thereon from date at the rate of Six (6%) per cent. per annum, to be computed and paid semi-annually monthly

until paid in full; all interest not paid when due to bear interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, then the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; said note further providing for an attorney's fee of ten (10%) per cent. of the amount due thereon, besides all costs and expenses of collection, to be added to the amount due on said note and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by the said note, reference being thereunto had, will more fully appear.

NOW, KNOW ALL MEN, That the said Mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Mortgagee according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to the said Mortgagor in hand well and truly paid by the said Mortgagee, at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain and release unto the said Mortgagee, and, its successors and Assigns forever, all and singular that certain piece, parcel, lot or tract of land situate, lying and being in Greenville Township, Greenville

County, State aforesaid, on the West side of Henrietta Avenue, and being known and designated as lot # 48 as shown on a plat of the property of G. F. Cammer prepared by R. E. Dalton, February 1923, and revised July 1935, and December 1940, said plat and revisions being recorded in Plat Book "L" at Page 115, and having according to said revised plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Henrietta Avenue, joint front corner of lots # 47 and 48, and running thence with joint line of said lots, N. 66-43 W. 255.5 feet to an iron pin in line of property, now or formerly, owned by Beck; thence with line of said property, S. 41-55 E. 282.6 feet to an iron pin on Henrietta Avenue; thence with said Avenue, N. 23-17 E. 120 feet to the beginning corner. Being the same premises conveyed to the mortgagor by Eva Hudson Welborn by deed to be recorded herewith.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises unto the said Mortgagee and its successors

and Assigns forever, And it does hereby bind itself, its successors and Assigns to warrant and forever defend all and singular the said Premises unto said

Mortgagee and its successors and Assigns, from and against itself and its successors

and Assigns, and every person whomsoever lawfully claiming or to claim same or any part thereof.

Paid in full this Oct. 6th. 1948.
Witness:
Leresa W. Riordan
Thomas A. Roe, Jr.
Citizens Lumber Co.
J. A. Roe, Pres.

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