

MORTGAGE OF REAL ESTATE

State of South Carolina }
 COUNTY OF GREENVILLE }
 CITIZENS B. & L. ASSOCIATION
 P. O. BOX 388, 117 TRADE ST.
 GREER, S. C. 29651

To All Whom These Presents May Concern:

We, William L. Poe and Betty O. Poe SEND GREETING:

WHEREAS, we the said William L. Poe and Betty O. Poe
 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
 Thirteen Thousand and no/100-----(\$ 13,000.00-----) Dollars,
 with interest from the date hereof at the rate of thirteen 1/2 per cent (13.5 %) per annum, unpaid interest to
 bear interest at the same rate, to be repaid in installments of

One Hundred Ninety Seven and 96/100----- (\$197.96-----) 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 William L. Poe
 and Betty O. Poe, 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 us the said mortgagor—s 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, lying on
 the south side of the Ballenger-Taylor Road, about two miles north from the City of
 Greer, and being shown and designated as Lot No.# One (1) on a plat of the property
 of W. Dennis Smith, prepared by H. S. Brockman, R.S., dated July 29, 1952, recorded in
 the R.M.C. Office for Greenville County in Plat Book T at page 452, reference to said
 plat hereby pleaded for a more complete description. ALSO, see more recent plat entitled
 "Property of Frank McElrath" dated 8/15/83, prepared by D.T. Gould, Inc., recorded
 in the R.M.C. Office for Greenville County in Plat Book 9-X at page 42, reference to
 said plat hereby pleaded.

This conveyance is subject to all restrictions, easements, rights of way, road-ways and zoning ordinances of record, on the recorded plats or on the premises.

This is that same property conveyed to Cameron Enterprises, Inc., by deed of Frank McElrath recorded in the R.M.C. Office for Greenville County on Dec. 2, 1983.

This is the same conveyed to us by Cameron Enterprises, Inc., by deed dated January 12th, 1984, to be recorded herewith.

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 STATE OF SOUTH CAROLINA
 SOUTH CAROLINA TAX COMMISSION
 DOCUMENTARY
 STAMP TAX
 JAN 13 '84
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 P.B. 11216

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