

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

FILED
APR 15 1933 A.M.



Mrs. Ollie Farnsworth
R. M. C.

To All Whom These Presents May Concern:

We, Albert C. Nimmons and Marie M. Nimmons

SEND GREETING:

WHEREAS, we the said Albert C. Nimmons and Marie M. Nimmons

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 Four Thousand Five Hundred and no/100 - - - - (\$ 4,500.00) 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

Fifty and 24/100 - - - - - (\$ 50.24) 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 Albert C. Nimmons and Marie M. Nimmons, 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, 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, Grove Township, being known as lot No. 15 of the B. W. Burdette sub-division, located and situated on the east side of the Southern Railway tracks, being a piece or portion of the property known as the McKenzie tract and having the following courses and distances to-wit:

BEGINNING at an iron pin center of road leading to Augusta Road, thence along line of Lot No. 14 N. 10-45 E. 218 feet to point on line of Sam Clark; thence along line of Sam Clark S. 89-15 W. 134 feet to corner Lot No. 16; thence along line of Lot No. 16 N. 7 E. 201 feet to point in dirt road leading from McKenzie house to Augusta Road; thence along side of road N. 83-20 E. 150 feet to point of beginning.

This is the same property conveyed to us by deed of Edgar Boyce, Sr., said deed to be recorded in R. M. C. Office for Greenville County.

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107
16
107
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2245