

State of South Carolina

COUNTY OF GREENVILLE

FILED GREENVILLE CO. S. C.

MAR 28 12 48 PM 1960

OLLIE FARMWORTH R.M.C.

To All Whom These Presents May Concern:

I, Hix H. Jones

SEND GREETING:

WHEREAS, I the said Hix H. Jones

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 Four Hundred and no/100 - - - (\$ 1,400.00) 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

Fifteen and 16/100 - - - - - (\$ 15.16) 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 Hix H. Jones, 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 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, on the Northeastern side of Maryland Avenue in the City of Greer, designated as Lot No. 58 of Victor-Monaghan Development No. 2, according to survey and plat thereof by Dalton and Neves, Engineers, dated April, 1947, and recorded in Plat Book P, page 119, R.M.C. Office for Greenville County, and having the following courses and distances, to wit:-

BEGINNING at a point on the Northwestern side of Maryland Avenue, corner of Lots Nos. 57 and 58, and running thence along the common line of said lots, N. 35-21 E. 170 feet to a point on the Southern side of a 10 foot alley; thence along the south side of said alley, N. 54-39 W. 100 feet to a point, corner of Lot No. 59; thence along the line of Lot No. 59, S. 35-21 W. 170 feet to a point on Maryland Avenue; thence along said avenue, S. 54-39 E. 100 feet to the beginning corner.

This is the same property conveyed to H. K. Brezeale and J. B. Brezeale by deed of Lillie G. Sanders, recorded in Deed Book 427, page 147, R.M.C. Office for Greenville County.

This is the same property conveyed to me by H. K. Brezeale and J. B. Brezeale by deed dated July 13, 1951 and recorded in R.M.C. Office in Book 438, page 542.

Handwritten notes:
Paid...
...

Official stamp:
RECORDED AND CLASSIFIED BY...
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:47 O'CLOCK, P. M. NO. 4814