

State of South Carolina

COUNTY OF Greenville

APR 4 2 26 PM 1962
OLLIE F. NORTH
R.M.C.

To All Whom These Presents May Concern: We, Ben Woodward, Jr. and

B. V. King, Jr.,

SEND GREETING:

WHEREAS, we the said Ben Woodward, Jr. and B. V. King, Jr.

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 Seventeen thousand five hundred and no/100 (\$ 17,500.00) 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

Two hundred two and 03/100 (\$ 202.03) 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 Ben Woodward, Jr. and B. V. King, Jr., 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, Chick Springs Township, on the north side of Cannon Avenue, the east side of South Main Street and the south side of Westfield Avenue in the City of Greer, State of South Carolina, and being portions of Lots Nos. 1 and 26 of the H. T. Gaines property, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the east side of South Main Street and the north side of Cannon Avenue, and running thence along Cannon Avenue, N. 82-15 W. 150 feet to an iron pin, corner of Lot No. 25; thence N. 0-30 W. 86.1 feet to an iron pin, corner of lot conveyed to Elmer S. Wilson; thence along the line of the Wilson lot, N. 07-48 W. 74.1 feet to an iron pin; thence N. 4-45 W. 74.7 feet to the south side of Westfield Avenue, iron pin back on line at 2.2 feet; thence along Westfield Avenue, S. 78-00 W. 63.6 feet to an iron pin on the east side of South Main Street; thence along said street, S. 2-30 W. 120 feet to the beginning corner.

This is the same property conveyed to Ben Woodward, Jr. and B.V. King, Jr. by deed of Vincenzo Pascarella, et al., LESS, THEREFROM, the lot conveyed to Elmer S. Wilson.

Paid Cash 1/1964
Citizen Bldg & Loan Assn.
Greer, S.C. 29045
W. H. Medlock
Witness: Elmer S. Wilson