

MORTGAGE OF REAL ESTATE

State of South Carolina

COUNTY OF GREENVILLE

GREENVILLE, S.C.
MAY 2 12 11 PM 1962
OLLIE FARNWORTH
A.M.C.

To All Whom These Presents May Concern:

I, James L. Hughes

SEND GREETING:

WHEREAS, I the said James L. Hughes

in and by I 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

Twenty-five hundred and no/100 - - - - - (\$ 2,500.00) Dollars,

with interest from the date hereof at the rate of six per cent (6 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of

Thirty-seven and 50/100 - - - - - (\$ 37.50) 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 James L. Hughes

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, City of Greer, on the West side of South Main Street, being shown and designated as Lots Nos. 1 and 2 on a plat of property prepared for Dr. James L. Hughes by H. S. Brockman, Surveyor, dated February 12, 1959, and according to said plat having the following metes and bounds:

BEGINNING on an iron pin, the Northwest corner of lot entitled "U. S. Post Office", and running thence N. 58-39 W. 40.1 feet to an iron pin; thence N. 71-50 W. 60.4 feet to an iron pin, corner of L. J. Holtzclaw; thence with the line of Holtzclaw, S. 27-48 W. 92.4 feet to an iron pin; thence S. 57-54 E. 230 feet to a point on the West side of South Main Street sidewalk; thence with the West edge of said sidewalk, N. 39-07 E. 10 feet to an iron pin, the Southeast corner of the U. S. Post Office lot; thence with the line of said Post Office lot, N. 54-51 W. 151.5 feet to an iron pin; thence N. 39-40 E. 90 feet to the point of beginning.

Rec. 5 1969 date

CITIZENS BLDG. ASSOCIATION
Greer, S. C.

Sandra H. Mc Abree
W. A. Medlock

Secy. Ant. Treas.

PAID AND CANCELLED OF RECORD
8 Dec 1969
OLLIE FARNWORTH
12:12
13066