

State of South Carolina

COUNTY OF GREENVILLE

FILED GREENVILLE CO. S. C.

DEC 18 2 47 PM 1968

OLLIE FLEMING WORTH R. M. C.

To All Whom These Presents May Concern:

We, Fred Coxie and Nancy O. Coxie

SEND GREETING:

WHEREAS, we the said Fred Coxie and Nancy O. Coxie

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 Nine Hundred and no/100 - - (\$ 4,900.00 ) 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 10/100- - - - - (\$ 50.10 ) 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 Fred Coxie and Nancy O. Coxie, 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, in the City of Greer on Bennett Street, and having the following metes and bounds, to wit:

BEGINNING at an iron pin on Bennett Street, corner of Smith property and running thence with said street, S. 87-35 W., 50 feet to corner of lot No. 5; thence along the line of lot No. 5, S. 6-40 E., 169 feet to line formerly of J. W. Taylor; thence along the line of that property N. 87-00 E., 50 feet to an iron pin; thence with the line of Smith N. 6-40 W., 169.5 feet to the beginning corner and being shown as lot No. G1-5-8 on Greenville County Block Books.

This is the same conveyed to James O. Bennett and James K. Smith by William E. McCraw and Ruby B. McCraw by deed recorded in deed book 798 page 326, Greenville County R. M. C. Office.

This is the same property conveyed to us by James O. Bennett and James K. Smith by deed dated December 6th, 1968, to be recorded in the R. M. C. Office for Greenville County.

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 74 PAGE 252

SATISFIED AND CANCELLED OF RECORD

1968

R. M. C. FOR GREENVILLE COUNTY, S. C. AT O'CLOCK P. M. NO.