

X

State of South Carolina

COUNTY OF GREENVILLE

FILED GREENVILLE CO. S. C. JUL 19 10 56 AM '78 DONNIE S. TANKERSLEY R.H.C.

CITIZENS B. & L. ASSOCIATION P. O. BOX 383, 117 TRADE ST. GREER, S. C. 29651

To All Whom These Presents May Concern:

We, James W. and Aileen C. LeRoy

SEND GREETING:

WHEREAS, we the said James W. and Aileen C. LeRoy

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

Six Thousand and No/100 - - - - - (\$ 6,000.00) Dollars,

with interest from the date hereof at the rate of nine per cent (9%) per annum, unpaid interest to

bear interest at the same rate, to be repaid in installments of Seventy six and 01/100 - -

- - - - - (\$ 76.01) 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.

W. C. G.

KNOW ALL MEN BY THESE PRESENTS, That we the said James W. and Aileen C. Le Roy, 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, situate, lying and being in the Piedmont Manufacturing Company Village in or near the Town of Piedmont, and being more particularly described as lot number TWENTY THREE (23), SECTION FOUR (4), as shown on a plat entitled "Property of Piedmont Mfg. Co., Greenville County," made by Dalton & Neves, February 1950, Sections 3 and 4 of said plat are recorded in the R. H. C. Office for Greenville County in Plat Book "Y" at pages 2-5 inclusive and pages 6-9, inclusive, respectively. According to said plat, the within described property is also known as No. 7 Langston Street and fronts thereon 90 feet. Property conveyed subject to restrictions set forth in deed book 416, page 382. Greenville County R. H. C. Office.

This is the same conveyed to us by Joe H. Couch and Thelma S. Couch by deed dated July 17, 1978 to be recorded in the R. H. C. Office for Greenville County.

GCTO ----- 3 JUL 19 78

7071 0 0

STATE TAX 02.40 23 JUL 1978

3.00

18 06 18 19 0

4328 RV.2