

State of South Carolina

COUNTY OF GREENVILLE

FILED GREENVILLE CO. S. C.

JUN 19 8 46 AM '79

DONNIE S. TANKERSLEY R.M.C.

VOL 1470 PAGE 635

To All Whom These Presents May Concern:

I, Leon H. Hix

SEND GREETING:

WHEREAS, I the said Leon H. Hix

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

Fifty-nine Thousand and No/100 - - - - - (\$ 59,000.00) Dollars,

with interest from the date hereof at the rate of eight 3/4 per cent (8.75 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of Seven Hundred Thirty-nine and 44/100

- - - - - (\$ 739.44) 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 Leon H. Hix

, 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:

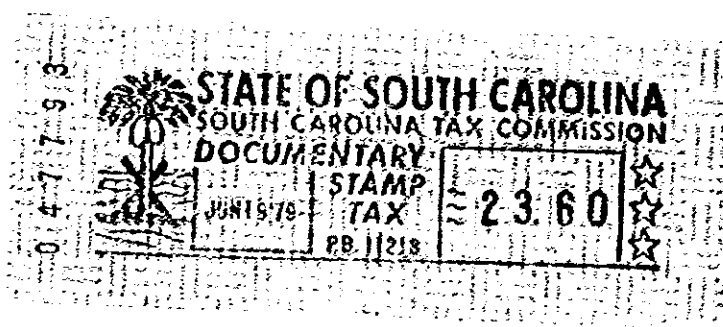
That certain lot, parcel or tract of land, with all improvements now constructed thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as lots Nos. 83 and 84, fronting on Parkhill Court, and Lot 83 also having a boundary on Parkhill Drive, on plat of Mount Vernon Estates made by Piedmont Engineers and Architects, recorded in Plat Book 4X at page 12, 13, 14, & 15, in the R. M. C. Office for Greenville County.

This property is conveyed subject to all restrictions, easements, zoning ordinances and rights of way of record and on the ground which affect said property including restrictions recorded in Deed Book 973 at page 689 in the R. M. C. Office for Greenville County.

This is the same conveyed to me by Threatt-Maxwell, Enterprises, Inc. by deed dated December 2, 1977, recorded in deed book 1075 page 979, Greenville County R. M. C. Office on the 27th of March, 1978.

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