

MORTGAGE OF REAL ESTATE FILED GREENVILLE CO. S. C.

State of South Carolina }  
COUNTY OF Greenville

JUN 6 11 25 AM 1957

OLLIE FARMWORTH  
R.M.C.

To All Whom These Presents May Concern:

I, E. Kemp Hart ~~XXXXXXXXXXXX~~ SEND GREETING:

WHEREAS, I the said E. Kemp Hart  
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  
**Eighty-five Hundred** ~~XXXXXXXXXXXX~~ (\$ **8500.00** ) 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

**One Hundred. Thirty-four and 60/100** ~~XXXXXX~~ (\$ **134.60** ) 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 E. Kemp Hart  
, 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, Butler Township, located about one and one half miles southeast from Brushy Creek Baptist Church, and lying on the western side of the road that leads from Brushy Creek Church to Batesville, being bounded on the North by lands of W. E. James, on the East by the said road and lands of W. E. James, on the south by other lands of myself, and on the West by lands of Roland M. Hughes, and having the following courses and distances, to wit:

Beginning on a point in the said road and being the joint corner of the W. E. James lands, and runs thence with the James line S. 48-30 W. 954 feet to a stake, joint corner of W. E. James and Roland M. Hughes; thence with the Hughes line S. 50-00 E. 280 feet to a stake on the said line; thence a new line N. 51-50 E. 776 feet to a point in the said Brushy Creek Road; thence with the said road N. 19-10 W. 352.8 feet to the beginning corner, and containing Six (6) and no/100 Acres, more or less."

"ALSO being in the State of South Carolina, County of Greenville, Butler Township, contained 20.95 acres, more or less, and being known and designated as Tract No. 4, on plat of the property of the Estates of G. W. and Sarah L. A. Vaughn, deceased, as made by H. S. Brockman, Sept. 8, 1938, and having the following metes and bounds:

BEGINNING at an iron pin in center of road leading to Brushy Creek Church, at corner of H. W. Childs' property, and running thence along the line of Childs' property, S. 61- W. 112 feet to an iron pin; thence still with line of Child's property, N. 55-50 W. 472 feet to a stake in line of Childs' property, at corner of Tract No. 5; thence along the line of Tract No. 5, S. 5-45 W. 600 feet to an iron pin; thence still with line of Trace 5, S. 21-25 W. 653 feet to a stake; thence still with line of Tract 5, S. 28-15 E. 238 feet to stake in line of property of Will Walker Estate; thence along the line of that property, N. 62-20 E. 1456 feet to an iron pin across the road leading to pelham, and in the center of said side road entering said Pelham Road; thence N. 50-37 W. 707 feet to an iron pin in center os said road leading to Brushy Creek Church, also, road leading to Pelham; thence N. 30-45 W. 80.5 feet to iron pin, the beginning corner.

"ALSO all that certain piece, parcel or tract of land, situate, lying and being in the State of South Carolina, County of Greenville, and in Butler Township, containing

Notarially attested and signed by me, the undersigned, on this 6th day of June, 1957, at Greenville, South Carolina.  
Notary Public for South Carolina  
E. Kemp Hart  
Notary