

State of South Carolina
COUNTY OF GREENVILLE

JAN 2 2 46 PM 1963
OLLIE FARNSWORTH
R.M.C.

To All Whom These Presents May Concern:

We, L. H. Tankersley and P. D. Tankersley SEND GREETING:

WHEREAS, we the said L. H. Tankersley and P. D. Tankersley
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
Forty-two thousand and no/100 - - - - - (\$ 42,000.00) 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 Four Hundred Fifty Four and
86/100 ----- (\$ 454.86) 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 L. H. Tankersley and P. D. Tankersley, 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 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, on the Northwest side of Wade Hampton Boulevard (also known as U. S. Highway #29) near the city of Greenville, and having according to a survey made by C. C. Jones, Engineer, July 24, 1962, the following metes and bounds to wit:

BEGINNING at an iron pin on the Northwest side of Wade Hampton Boulevard at corner of other property of William B. Ducker, said pin being 175.2 feet in a Northeasterly direction from the corner of Wade Hampton Boulevard and Boundary Street, and runs thence with line of other property of William B. Ducker N. 50-02 W., 79.4 feet to an iron pin; thence still with other property of William B. Ducker N. 48-24 W., 71.5 feet to an iron pin; thence still with the line of other property of William B. Ducker S. 69-41 W., 47 feet to an iron pin on the East side of Boundary Street; thence along Boundary Street N. 19-52 W., 25 feet to an iron pin; thence N. 56-35 E., 142.3 feet to an iron pin; thence S. 47-00 E., 160.9 feet to an iron pin on the Northwest side of Wade Hampton Boulevard; thence along Wade Hampton Boulevard S. 43-00 W., 100.5 feet to the beginning corner.

This is a portion of that lot conveyed to William B. Ducker herein by deed of Oliver R. Edwards and Elizabeth M. Edwards dated March 3, 1955, recorded in the R. M. C. Office For Greenville County, South Carolina in Deed Book 519, at page 473.