

GREENVILLE CO. S. C.

NOV 1 2 23 PM '71

OLLIE FARNSWORTH
R.M.C.

State of South Carolina
GREENVILLE
COUNTY OF SPARTANBURG

To All Whom These Presents May Concern:

I, Betty C. Elders

SEND GREETING:

WHEREAS, I the said Betty C. Elders

in and by my certain promissory note in writing of even date with these Presents, well and truly indebted unto the CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., in the full and just sum of Eleven Thousand and No/100 (\$ 11,000.00) Dollars, with interest from the date hereof at the rate of eight per cent (8 %) per annum, unpaid interest to bear interest at the same rate, to be repaid in installments of

One Hundred Five and 13/100 (\$ 105.13) 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 Betty C. Elders, 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, with buildings and improvements thereon, situate, lying and being on the South side of Mountain View Avenue in the City of Greer, Chick Springs Township, known and designated as lot number Twenty Eight (28) on a plat of property made for W. Dennis Smith and H. J. Waters, recorded in plat book "T" page 69, and having the following courses and distances, to wit:

Beginning at a stake on the South side of Mountain View Ave., corner of lots 27 and 28 and running thence S. 8-25 W., 154 feet to a stake; thence S. 77-15 E., 70 feet to a stake; thence N. 8-35 W., 157.9 feet to a stake on the south side of Mountain View Ave.; thence with said avenue, 70 feet to the beginning corner.

01.4-5-57

This is the same conveyed to David C. Childress and Gwendolyn G. Childress by the heirs at law of Lettie P. Campbell by deed recorded in deed book 848 page 145, Greenville County R. M. C. Office.

Also, that certain lot, parcel or tract of land, situated, lying and being in the State of South Carolina, Spartanburg County, Beech Springs Township, District 9-H, located East of Greer, on the Southern side of East Avenue and being shown as lot number 89-A on a plat made for Mary B. Abrams by G. A. Wolfe, surveyor dated August 2, 1963, and recorded in R. M. C. Office for Spartanburg County, and having the following metes and bounds, to wit:

Beginning at a point on the South side of East Avenue, at the old joint front corner of lots 89 and 90 of Victor Heights Subdivision and runs thence S. 83-00 E., 90 feet along the Southern side of said Avenue, to an iron pin, corner of a new out Street; thence Due South 100 feet along the western side of said new street to an iron pin at the corner of lot No. 89 C; thence N. 83-00 W., 90 feet as the common line of lots 89-A and 89-C to an iron pin on the line of old lot No. 90 of the Victor Heights Subdivision; thence Due North 100 feet along line of said lot to the beginning corner

(continued)