

NOV 7 12 16 PM 1962

First Mortgage on Real Estate

OLLIE FARNSWORTH
R. M. C.**MORTGAGE**STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN: ANSEL J. ROSS

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, Greenville, S. C., (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Nine Thousand and No/100ths-----

DOLLARS (\$9,000.00) with interest thereon from date at the rate of five and three-fourths per centum per annum, said principal and interest to be paid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable, November 1, 1982

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that piece, parcel or tract of land, with all improvements thereon, or hereafter constructed thereon, situated, lying and being on the Western side of Boiling Springs Road, near Brushy Creek, Chick Springs Township, Greenville County, South Carolina, being known and designated as a portion of Tract No. 1 as shown on a plat prepared by J. E. Freeman, Surveyor, dated January, 1932, entitled "W. E. Ross Lands" recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book I at pages 6, 7 and 8, and being known and designated as Tract No. 2 as shown on a recent plat prepared by C. C. Jones, C. E., dated August, 1962, entitled "Property of Ansel Ross", and having according to said latter mentioned plat, the following metes and bounds:

BEGINNING at a point on the Western side of Boiling Springs Road at the joint front corner of Tracts Nos. 1 and 2 (said point being 100 feet in a Southerly direction from the Northern boundary of Tract No. 1 of the W. E. Ross Lands), and running thence with the line of Tract No. 1 S. 88-30 W. 417.8 feet to an iron pin; thence S. 51-25 W. 328.4 feet to an iron pin; thence N. 88-50 E. 683.5 feet to a point in the center of Boiling Springs Road; thence with the center of Boiling Springs Road as the line N. 1-10 W. 200 feet to the point of beginning.

This is a portion of the property devised by W. E. Ross to Alfred Ross for life with remainder to the mortgagor herein, see Apt. 344, File 26, Office of the Probate Judge for Greenville County, S. C.; the said Alfred Ross is now deceased, see Apt. 438, File 29, Office of the Probate Judge for Greenville County, S. C.